



**CITY COUNCIL AGENDA**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT [www.kclv.tv](http://www.kclv.tv). THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE WEDNESDAY OF THE MEETING AT 8:00 PM, AND ALSO ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 1:00 PM.

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
- INVOCATION - GARTH RASMUSSEN, CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS
- PLEDGE OF ALLEGIANCE

**MINUTES:**

PRESENT: MAYOR GOODMAN and COUNCIL MEMBERS REESE, M. McDONALD (excused from the morning session until 9:18 a.m.), BROWN, L.B. McDONALD (excused from the morning session until 9:08 a.m.), WEEKLY, and MACK

Also Present: CITY MANAGER DOUG SELBY, DEPUTY CITY MANAGER STEVE HOUCHENS, DEPUTY CITY MANAGER BETSY FRETWELL, CITY ATTORNEY BRAD JERBIC, ASSISTANT CITY ATTORNEY JOHN REDLEIN, DEPUTY CITY ATTORNEY TOM GREEN, DEPUTY CITY ATTORNEY BRYAN SCOTT (P.M. Session), and CITY CLERK BARBARA JO RONEMUS

ANNOUNCEMENT MADE – Meeting noticed and posted at the following locations:

Las Vegas Library, 833 Las Vegas Boulevard North  
Senior Citizens Center, 450 E. Bonanza Road  
Clark County Government Center, 500 S. Grand Central Parkway  
Court Clerk's Bulletin Board, City Hall  
City Hall Plaza, Posting Board

(9:04 – 9:05)

**1-1**

GARTH RASMUSSEN, Church of Jesus Christ of Latter-Day Saints, gave the invocation.

(9:05 – 9:06)

**1-20**

MAYOR GOODMAN led the audience in the Pledge.

(9:06 – 9:07)

**1-59**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

CEREMONIAL:

RECOGNITION OF CITIZEN OF THE MONTH

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

None required.

**MINUTES:**

MAYOR GOODMAN welcomed everyone in the audience and wished them a happy and prosperous new year.

COUNCILMAN MACK said that he found it appropriate to award the Citizen of the Month to the FERTITTA family, who formed the Station Casinos in 1976 and have been very community-oriented. Any time the City has been in need and reached out, this family has responded.

LESLIE PITTMAN appeared on behalf of the FERTITTA family and expressed the pride the family takes in this community. FRANK JR. and VICTORIA FERTITTA take their responsibility very seriously to give back to the community that has been responsible for their business success, and they have passed that feeling on to their sons, FRANK III and LORENZO. MS. PITTMAN stressed that the FERTITTA's are committed to continue to give to the community in the future.

(9:07 – 9:10)

**AGENDA SUMMARY PAGE**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

RECOGNITION OF "BE AN ANGEL TO AN ANGEL" DEPARTMENT CHALLENGE

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

**None required.**

**MINUTES:**

MAYOR GOODMAN commented that the amount of toys collected was unbelievable. COUNCILWOMAN McDONALD concurred that this very special program was a success and benefited the families enrolled in the Housing Authority's Self-Sufficiency Program. She singled out DAN CONTRERAS, Howard Hughes Corporation and Nevada Power for their efforts. The Sun Coast Hotel donated the entire room, the food and beverage for the celebration, and City of Las Vegas Fire & Rescue assembled more than 200 bicycles in support of the goal to get bicycles to every child who asked for one. Every single department of the City responded to the departmental challenge. Neighborhood Services ardously responded to the challenge and LISA LOPEZ, who recently passed away, from that department was key to making the program a success. COUNCILWOMAN McDONALD stated that although MS. LOPEZ passed away on Christmas morning, her lasting memory of MS. LOPEZ will be of her help with the program. COUNCILWOMAN McDONALD asked SHARON SEGERBLOM, Director of Neighborhood Services, to accept the award for the departmental challenge.

MS. SEGERBLOM stated that her department had a great time and asked her staff to stand for recognition. She expressed a hope to continue in the future in MS. LOPEZ'S memory.

(9:10 – 9:13)

# *City of Las Vegas*

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Ceremonial

## **MINUTES:**

COUNCILMAN WEEKLY indicated that the parents and the Clark County School District made a presentation in appreciation for the City's efforts with the Save Our Sports Program. He and COUNCILWOMAN McDONALD spent the afternoon at a basketball game at Greenspun Middle School and COUNCILMAN BROWN attended his daughter's game. Those who said the City spent too much money on afternoon school sports should have attended a game of this type and probably would now feel that the City should have spent more. There was a lot of excitement at having an opportunity to participate, mix with peers and all within a safe haven. There was also an incredible dance team that performed. He stressed his strong support for the Council's past action.

MAYOR GOODMAN accepted with delight and stated that the plaque would be placed within a case so it could be viewed by everyone. He also took the opportunity to announce the Martin Luther King parade at 10:00 a.m. Saturday, January 11, 2003, in the downtown area. The parade promises to be great with over 100 floats and 120 groups. He invited and encouraged the community to participate.

(9:13 – 9:15)

**1-255**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**BUSINESS ITEMS:**

Any items from the morning session that the Council, staff and/or the applicant wishes to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

**MOTION:**

**REESE – Motion to bring forward and STRIKE Item 32, HOLD IN ABEYANCE Items 64 and 71 to 2/5/2003 and Item 68 to 1/22/2003 and TABLE Item 77 – UNANIMOUS**

**MINUTES:**

COUNCILMAN REESE indicated that the Recommending Committee tabled Item 77 at its 1/6/2003 meeting.

There was no further discussion.

(9:15 – 9:17)

**1-352**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**BUSINESS ITEMS:**

Approval of the Final Minutes by reference of the Regular City Council Meeting of December 4, 2002

**MOTION:**

**REESE – APPROVED by Reference – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:17)

**1-403**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☒ **DISCUSSION**

**SUBJECT:**

**BUSINESS ITEMS:**

Discussion and possible action to appoint a Municipal Court Judge, Department 6 (\$67,742 – General Fund)

**Fiscal Impact**

<input type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b> \$67,742
<input checked="" type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b> Municipal Court
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b> General Fund

**PURPOSE/BACKGROUND:**

Department 6 Municipal Court Judge Jessie Walsh has submitted her resignation effective January 3, 2003. In accordance with Las Vegas City Charter 1.160, it will be necessary to fill this vacancy by majority vote of the entire City Council within 30 days after the occurrence of that vacancy.

The qualifications for *election* as a Municipal Court Judge are: Shall devote full time to the duties of his/her office; is a duly licensed member in good standing of the State Bar of Nevada; has never been removed or retired from any judicial office by the Commission on Judicial Discipline; is a qualified elector who has resided within the City for a period of not less than 30 days immediately before the last day for filing a declaration for candidacy. For an *appointment* to fill a vacancy, the appointee must have the same qualifications as are required of the elective official.

The Department 6 seat is an at-large, six-year term position that will be considered by City of Las Vegas voters during the 2003 Municipal Election process.

**RECOMMENDATION:**

Appointment of a qualified individual to fill the seat of Municipal Court Judge Department 6

**BACKUP DOCUMENTATION:**

Judge Walsh's letter of resignation

**MOTION:**

**GOODMAN – Motion to Appoint DAVYD FIGLER as Municipal Court Judge for Department 6 - UNANIMOUS**

CITY COUNCIL MEETING OF JANUARY 8, 2003

Business Items

Item 3 – Discussion and possible action to appoint a Municipal Court Judge, Department 6

**MINUTES - Continued:**

MAYOR GOODMAN stated that there had been discussion regarding a temporary appointment and the City Attorney's office advised that an appointment must be made at this time. He met with DAVYD FIGLER, an attorney who has paid significant dues in the criminal justice system over the years. MR. FIGLER is a professional and has agreed to accept the appointment with a commitment that he will not run to fill this seat in the upcoming election cycle. The concern expressed is that an appointment for such a short period of time creates an advantage through the use of the words reelection and incumbent. The goal is to have everyone filing for the office start from an equal footing.

COUNCILWOMAN McDONALD supported the appointment and indicated that she will bring a procedural change to the full Council in the future to address the greater turnover in seats. One consideration is to establish an Ad Hoc Committee to help with the challenge of selecting from a vast number of applicants. MAYOR GOODMAN supported the suggestion.

MR. FIGLER affirmed that if appointed to the stewardship of this Municipal Court Department, he will not file for election to the seat.

There was no further discussion.

(9:17 – 9:22)

**1-414**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY MANAGER****DIRECTOR: DOUGLAS A. SELBY**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

ADMINISTRATIVE:

Approval of payment to University of Nevada Las Vegas (UNLV) in the amount of \$150,000 for the City's share of matching funds owed for support of an Education Television Station - (Enterprise Fund)

**Fiscal Impact**☐**No Impact****Amount: \$150,000**☒**Budget Funds Available****Dept./Division: Video Services**☐**Augmentation Required****Funding Source: Enterprise Fund****PURPOSE/BACKGROUND:**

In 1998, the City entered into a new franchise agreement with Cox Communications. Within that agreement, the City pledged to match private sector donations, up to a maximum of \$150,000.

**RECOMMENDATION:**

Staff recommends approval.

**BACKUP DOCUMENTATION:**

1. Letter from University of Nevada Las Vegas - November 18, 2002
2. Cable Television Agreement between the city of Las Vegas and Cox Communications Las Vegas, Inc. - Section 4 (D)

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61– UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

NOTE: COUNCILMAN MACK disclosed that Items 10 and 31 are in close proximity to the Lady Luck, with which his brother-in-law, Andrew Donner, has a contract, and the Horseshoe, with which he has a contract through MK<sup>2</sup> Advertising for consulting services, and Item 41 is near the Lady Luck and Horseshoe as well as the SuperPawn/Store Loan & Jewelry owned by his brother, Steven Mack. COUNCILMAN MACK noted that he has not been approached on the aforementioned items. Since

he did not feel these applications would impact the businesses of his family or associates, he would vote on those items.

CITY COUNCIL MEETING OF JANUARY 8, 2003

Administrative - Consent

Item 4 – Approval of payment to University of Nevada Las Vegas (UNLV) in the amount of \$150,000 for the City's share of matching funds owed for support of an Education Television Station

**MOTION - Continued:**

NOTE: COUNCILWOMAN McDONALD stated she would be voting NO on Item 5.

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

COUNCILMAN MACK requested that Item 5 be pulled from the Consent Agenda for discussion.

There was no further discussion.

(9:22– 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Cooperative Agreement between the Las Vegas Convention and Visitors Authority and the City of Las Vegas awarding the City a grant of \$7,000,000 for the purpose of making capital improvements to recreational facilities within the City

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The Cooperative Agreement memorializes the grant to the City from the Las Vegas Convention and Visitors Authority for capital improvements to recreational facilities within the City.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Cooperative Agreement

**MOTION:**

**REESE – APPROVED as recommended – Motion carried with L.B. McDONALD voting NO**

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

**APPEARANCES:**

CITY ATTORNEY BRAD JERBIC

(9:25 – 9:36)

**1-647**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of an Agreement to submit the resolution of Pekar v. City of Las Vegas to private binding arbitration (Not To Exceed \$50,000 plus arbitrator's fees - Self Insurance Fund)

**Fiscal Impact**☐**No Impact****Amount:** NTE \$50,000 plus arbitrator's fee☒**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:** Self Insurance Fund**PURPOSE/BACKGROUND:**

The City of Las Vegas is currently involved in litigation in the matter of Robin Pekar v. City of Las Vegas, Case No. A414776, in State District Court. The case is a personal injury action in which a fire department ambulance collided with the rear of the Pekar vehicle.

The Plaintiff wishes to submit the matter to private binding arbitration and have offered to waive any claims for costs or attorneys' fees as an incentive. The City's liability for damages, exclusive of costs and attorneys' fees, is statutorily limited to \$50,000 plus arbitrator's fees.

\*Not to exceed \$50,000 plus arbitrator's fees.

**RECOMMENDATION:**

City Council to approve this Agreement.

**BACKUP DOCUMENTATION:**

Agreement for Binding Arbitration

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61– UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FIELD OPERATIONS**

**DIRECTOR: LARRY HAUGSNESS**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a Professional Services Agreement with Harris & Associates, Inc. for on-call civil engineering services in conjunction with the street rehabilitation projects (\$200,000 - Capital Improvement Fund) - All Wards

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$200,000

☒

**Budget Funds Available**

**Dept./Division:** Field Operations

☐

**Augmentation Required**

**Funding Source:** Capital Improvement Fund

**PURPOSE/BACKGROUND:**

This Professional Services Agreement will provide on-call civil engineering services, which may include, site investigation, analysis, urban roadway design, surveying, construction management, inspection and materials testing. These services are required to support the street rehabilitation projects.

**RECOMMENDATION:**

That the City Council approve the Professional Services Agreement with Harris & Associates, Inc. for on-call civil engineering services in conjunction with the street rehabilitation projects in the amount of \$200,000

**BACKUP DOCUMENTATION:**

Professional Services Agreement for Civil Engineering On Call Services

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

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**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Service and Material Checks/Payroll Checks/Wire Transfers/Other Checks and Investments

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$40,064,118.91

☒

**Budget Funds Available**

**Dept./Division:** Accounting Operations

☐

**Augmentation Required**

**Funding Source:** All Funds

**PURPOSE/BACKGROUND:**

In compliance with the City's Municipal Code, Chapter 4.12, this is an informational item that provides the dollar amount of disbursements processed by the Finance and Business Services Department.

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

Summary of cash expenditures for the period 11/16/02 - 11/30/02

Total Services and Materials Checks	\$	10,400,305.85
Total Payroll Checks	\$	4,814,445.70
Total Wire Transfers	\$	24,849,367.36
Total NBS & City Investments		0.00

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an increase in the City's required letter of credit (from \$9,747,000 to \$10,185,000) for workers compensation claims (Estimated \$49,906.50 - Workers Compensation Internal Service Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$49,906.50 (estimated)

☒

**Budget Funds Available**

**Dept./Division:** Human Resources/Insurance Services

☐

**Augmentation Required**

**Funding Source:** Workers Comp ISF

**PURPOSE/BACKGROUND:**

NRS 616B.300(2) requires that "a self-insured employer must, in addition to establishing financial ability to pay workers compensation claims, deposit with the commissioner a bond executed by the employer as principal, payable to the State of Nevada;" and NRS 616B.300(4) requires that this "deposit may be increased or decreased by the commissioner." The City received a letter from the Office of the Commissioner of Insurance requiring such increase.

**RECOMMENDATION:**

It is recommended that the Council authorize this increase in the workers compensation letter of credit.

**BACKUP DOCUMENTATION:**

1. State of Nevada Department of Business & Industry Division of Insurance letter of 10/08/02
2. Memo from Manager of Insurance Services to City Treasurer dated 10/11/02

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

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**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Ownership, Location and Business Name for a Package Liquor License subject to the provisions of the planning codes and Health Dept. regulations, From: D & W, Inc., dba Tob's Country Market, 5831 West Craig Road (Non-operational), Wendell E. Tobler, Dir, Pres and Golda Tobler, Dir, Secy, Treas, 100% jointly as husband and wife, To: Fremont Place, LLC, dba Royal Hand Car Wash and Deli, 228 Las Vegas Blvd., North, Neissan J. Koroghli, Mmbr, Mgr, 50%, Ray Koroghli, Mmbr, Mgr, 50% - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Ownership, Location and Business Name for a Package Liquor License

**RECOMMENDATION:**

Recommend approval subject to the provisions of the planning codes and Health Dept. regulations

**BACKUP DOCUMENTATION:**

Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

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NOTE: COUNCILMAN MACK disclosed that Items 10 and 31 are in close proximity to the Lady Luck, with which his brother-in-law, Andrew Donner, has a contract, and the Horseshoe, with which he has a contract through MK<sup>2</sup> Advertising for consulting services, and Item 41 is near the Lady Luck and Horseshoe as well as the Super Pawn/Store Loan & Jewelry owned by his brother, Steven Mack. COUNCILMAN MACK noted that he has not been approached on the aforementioned items. Since he did not feel these applications would impact the businesses of his family or associates, he would vote on those items.

**MINUTES:**

There was no further discussion.

(9:22– 9:25)

1-565

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler Off-sale Liquor License subject to Health Dept. regulations, From: Galaxy Shores, Inc., dba Desert Shores Texaco, Robert Harris, Dir, Pres, Treas, 331/3%, Debra Palmucci, Secy, 331/3%, Kwong C. Lum, Dir, 331/3%, To: Terrible Herbst, Inc., dba Terrible's #255, 2021 North Buffalo Drive, Jerry E. Herbst, Dir, Pres, 100%, Maryanna A. Herbst, Secy, Treas, Edward J. Herbst, VP, Timothy P. Herbst, VP, Troy D. Herbst, VP, Michael J. Roop, VP - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler Off-sale Liquor License

**RECOMMENDATION:**

Recommend approval subject to Health Dept. regulations

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

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**1-565**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler Off-sale Liquor License subject to Health Dept. regulations, From: Prestige Stations, Inc., dba AM/PM Mini Market #5060, Stephen M. Rullo, Dir, Pres, Terry P. Firestone, VP, Robert A. Milliken, Jr., VP, Cheryl L. Clary, Controller, To: BP West Coast Products, LLC, dba Arco AM/PM Mini Market #5060, 1625 South Decatur Blvd., Daniel M. Hennessy, Mgr, VP, Donald G. Strenk, Mgr, VP, Julia F. Jackson, Mgr, VP, Linda S. Prestige, Area Mgr, BP Products North America, Inc., Mmbr, 100% - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler Off-sale Liquor License

**RECOMMENDATION:**

Recommend approval subject to Health Dept. regulations

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

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**1-565**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler Off-sale Liquor License subject to Health Dept. regulations, From: Prestige Stations, Inc., dba AM/PM Mini Market #5307, Stephen M. Rullo, Dir, Pres, Terry P. Firestone, VP, Robert A. Milliken, Jr., VP, Cheryl L. Clary, Controller, To: BP West Coast Products, LLC, dba Arco AM/PM Mini Market #5307, 551 North Lamb Blvd., Daniel M. Hennessy, Mgr, VP, Donald G. Strenk, Mgr, VP, Julia F. Jackson, Mgr, VP, Linda S. Prestige, Area Mgr, BP Products North America, Inc., Mmbr, 100% - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler Off-sale Liquor License

**RECOMMENDATION:**

Recommend approval subject to Health Dept. regulations

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Franchise Manager for a Beer/Wine/Cooler Off-sale Liquor License, 7-Eleven of Nevada, Inc., dba 7-Eleven Food Store #13698E, 431 Rue 13, Ashok K. Israni, Franchise Mgr, Mallika A. Israni, Franchise Mgr - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Franchise Manager for a Beer/Wine/Cooler Off-sale Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Request to Allow Another Business on Premises for a Tavern Liquor License subject to the provisions of the planning and fire codes, M & L, Inc., dba Woody's Bar & Grill, 3101 West Sahara Ave., To Allow: Ruiz & Ruiz, dba El Faro De Mazatlan Mexican Restaurant, Miguel A. Ruiz and Maria Ruiz, 100% jointly as husband and wife - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Request to Allow Another Business on Premises for a Tavern Liquor License

**RECOMMENDATION:**

Recommend approval subject to the provisions of the planning and fire codes

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Trustee for a Tavern Liquor License and a Non-restricted Limited Gaming License for 35 slots, Big Dog's Café & Casino, Inc., dba Big Dog's Café & Casino, 6390 West Sahara Ave., Wiesner Gaming Trust, 100%, Lynn F. Wiesner, Trustee - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Trustee for a Tavern Liquor License and a Non-restricted Limited Gaming License for 35 slots

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Trustee for a Brew Pub/Tavern Liquor License and a Non-restricted Limited Gaming License for 35 slots, Wiesner Gaming Trust, dba Draft House Barn & Casino, 4543 North Rancho Drive, Wiesner Gaming Trust, 100%, Lynn F. Wiesner, Trustee - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Trustee for a Brew Pub/Tavern Liquor License and a Non-restricted Limited Gaming License for 35 slots

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Trustee for a Tavern Liquor License and a Non-restricted Limited Gaming License for 35 slots, Bucky's, Inc., dba Big Dog's Bar & Grill, 1511 North Nellis Blvd., Wiesner Gaming Trust, 100%, Lynn F. Wiesner, Trustee - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Trustee for a Tavern Liquor License and a Non-restricted Limited Gaming License for 35 slots

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Hypnotist License, A. Goen Seminars Institute, Inc., dba A. Goen Seminars Institute, Inc., 8 Ridgedale Ave., Cedar Knolls, New Jersey, Walter M. Szynalski, Dir, Pres, Jeffrey S. Lynn, Hypnotist - Out of State

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Hypnotist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Hypnotist License, Myra T., Inc., dba Myra T. Inc., 8871 West Sahara Ave., Suite D, Myra T. Taigman-Farrell, Dir, Pres, Secy, Treas, 100% - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Hypnotist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Business Name for a Locksmith License, From: Moses and Moses, dba Charlie's Lock & Key, To: Charlie's Lock & Key, LLC, dba Charlie's Lock & Key, LLC, 232 North Jones Blvd., #186, Susan M. Moses, Mgr, 51%, Charles M. Moses, Mgr, 49% - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Business Name for a Locksmith License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Location for a Pawnbroker License, Class II Secondhand Dealer License and Pistol Permit subject to the provisions of the planning and fire codes, Camco, Inc., dba Super Pawn, From: 2300 East Bonanza Road, To: 1150 South Rainbow Blvd., Steven A. Mack, COB, CEO, Thomas K. Haas, Pres, COO, Marco A. Herrera, VP, Secy, Steven Mack Revocable Trust, 100%, Steven A. Mack, Trustee - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Location for a Pawnbroker License, Class II Secondhand Dealer License and Pistol Permit

**RECOMMENDATION:**

Recommend approval subject to the provisions of the planning and fire codes. The Pistol Permit to be limited to accepting pledges of pistols as security for loans. No weapon sales will be allowed.

**BACKUP DOCUMENTATION:**

Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Pistol Permit, Jan van Oosten, dba Vans Guns, 1717 South Decatur Blvd., Booth J33H, Jan van Oosten, 100% - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Pistol Permit

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Class I-B Secondhand Dealer License, Jose R. Gonzalez, dba J & G Auto Parts, 600 West Bonanza Road, Jose R. Gonzalez, 100% - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Class I-B Secondhand Dealer License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Bid Number 030175-JDF, Annual Requirements Contract for firefighter turnout gear - Department of Fire & Rescue - Award recommended to: FIRST IN, INC. (Estimated annual amount of \$450,000 - General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount: \$450,000**

☒

**Budget Funds Available**

**Dept./Division: Fire & Rescue**

☐

**Augmentation Required**

**Funding Source: General Fund**

**PURPOSE/BACKGROUND:**

This request will provide for the purchase of firefighter turnout gear for Fire & Rescue personnel.

POC: Chad Anderson - (800) 352-4266, extension 204

**RECOMMENDATION:**

That the City Council approve the award of Bid Number 030175-JDF, Annual Requirements Contract for firefighter turnout gear to First In, Inc. from the date of award through November 30, 2003, with four (4) one-year options to renew in the estimated annual amount of \$450,000.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of the issuance of a purchase order for the upgrade of 24 LifePak 12 monitor/defibrillators for use by Fire & Rescue (KF) – Department of Fire & Rescue – Award Recommended to: MEDTRONIC PHYSIO-CONTROL (\$215,100 – General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$215,100

☒

**Budget Funds Available**

**Dept./Division:** Fire & Rescue

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

This request provides for the purchase of BiPhasic upgrades for 24 LifePak 12 monitor/defibrillators.

This requirement is exempt from the competitive bidding process pursuant to NRS 332.115.1(c), additions to and repairs and maintenance of equipment which may be more efficiently added to, repaired or maintained by a certain person.

POC: Ron Mahaffey – (800) 354-1689

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for the upgrade of 24 LifePak 12 monitor/defibrillators to Medtronic Physio-Control in the amount of \$215,100.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 631 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of award of Software Support Agreement (KF) - Department of Fire & Rescue - Award recommended to: TRITECH SOFTWARE SYSTEMS (\$187,371.11 - Internal Service Fund)

**Fiscal Impact**☐**No Impact****Amount:** \$187,371.11☒**Budget Funds Available****Dept./Division:** Fire & Rescue☐**Augmentation Required****Funding Source:** Internal Service Fund**PURPOSE/BACKGROUND:**

This Agreement will provide for software support for Computer Automated Dispatch (CAD)/ Record Management System (RMS) licenses. The funding for this is in the Combined Communications Center's operating budget, which is administered by Las Vegas Fire and Rescue. This is a shared cost with Clark County and North Las Vegas. This contract is exempt from competitive bidding pursuant to NRS 332.115.1(h), software for computers.

POC: Michael D. Nabors - (858) 799-7000

**RECOMMENDATION:**

That the City Council approve the award of Software Support Agreement to TRITECH Software Systems in the amount of \$187,371.11. Authority to execute Agreement on behalf of the City is given to P&C Manager per R-145-2001.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of issuance of purchase orders for copier machine maintenance (CW) - Various Departments  
- Award recommended to: XEROX CORPORATION (Estimated annual amount of \$175,000 - General Fund)

**Fiscal Impact**☐**No Impact****Amount:** Estimated \$175,000☒**Budget Funds Available****Dept./Division:** Various☐**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

This request will provide for the purchase of copier machine maintenance used by departments throughout the City of Las Vegas.

This item is exempt from competitive bidding pursuant to NRS 332.115.1(c), additions to and repairs and maintenance of equipment which may be more efficiently added to, repaired or maintained by a certain person.

POC: Angela Edwards-Craig - (702) 733-9500

**RECOMMENDATION:**

That the City Council approve the issuance of purchase orders for copier machine maintenance to Xerox Corporation from 01/01/03 through 12/31/03, with annual renewals, as long as the competitive bidding exemption applies, in the estimated annual amount of \$175,000.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**



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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Bid Number 030165-JDF, Annual Requirements Contract for Workrite and other brand firefighter clothing - Department of Fire & Rescue - Award recommended to: SKAGGS COMPANIES, INC. (Estimated annual amount of \$90,000 - General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$90,000

☒

**Budget Funds Available**

**Dept./Division:** Fire & Rescue

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

This request will provide for the purchase of Workrite and other brand firefighter clothing and accessories for the Fire and Rescue personnel.

POC: Karen Parker - (702) 734-8555

**RECOMMENDATION:**

That City Council approve the award of Bid Number 030165-JDF, Annual Requirements Contract for Workrite & other brand firefighter clothing & accessories to Skaggs Companies, Inc. from date of award through December 31, 2003, w/ 4 one-year options to renew in the estimated annual amount of \$90,000.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of issuance of a purchase order for a Scotty Fire Safety House (KF) - Department of Fire & Rescue - Award recommended to: MOBILE CONCEPTS BY SCOTTY (\$42,732 - Special Revenue Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$42,732

☒

**Budget Funds Available**

**Dept./Division:** Fire and Rescue

☐

**Augmentation Required**

**Funding Source:** Special Revenue Fund

**PURPOSE/BACKGROUND:**

This request will provide for the purchase of a mobile fire safety training unit encompassed in a "Fire Safety House" to be used by the Fire Prevention Public Information Unit for various city-wide public demonstrations and presentations.

This item is exempt from competitive bidding requirements pursuant to NRS 332.115.1(a), items which may only be contracted from a sole source.

POC: Chris Simen - (724) 542-7640

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order to Mobile Concepts by Scotty for a Scotty Fire Safety House in the amount of \$42,732.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22– 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of Letter of Understanding (LOU) Modification for Contract Administration Support for Stewart Avenue Parking Garage (LED) - Department of Field Operations - Award recommended to: ROGER L. DRUMM dba DRUMM DEVELOPMENT (\$15,500 - Capital Projects Fund) - Ward 5 (Weekly)

**Fiscal Impact**☐**No Impact****Amount:** \$40,000☒**Budget Funds Available****Dept./Division:** Field Operations☐**Augmentation Required****Funding Source:** Capital Projects Fund**PURPOSE/BACKGROUND:**

A Letter of Understanding was issued by Staff to Roger Drumm dba Drumm Development on July 24, 2002 in the amount of \$24,500 for Contract Administration Support for resolution of contracting claims against the City on Stewart Avenue Parking Garage project. Additional time and effort is required to complete the process. This LOU Modification will facilitate the contract administration support necessary to closeout all remaining contracting claims on the Stewart Avenue Parking Garage project.

This requirement is exempt from competitive bidding pursuant to NRS 332.115.1(b), Professional Services.

POC: Roger Drumm - (702) 596-0555

**RECOMMENDATION:**

That the City Council approve Letter of Understanding Modification for Contract Administration Support for Stewart Avenue Parking Garage project to Roger L. Drumm dba Drumm Development in the amount of \$15,500. Authority to execute Contract on behalf of the City is given to P&C Manager per R-145-2001.

**BACKUP DOCUMENTATION:**

Certificate - Disclosure of Ownership/Principals

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**



CITY COUNCIL MEETING OF JANUARY 8, 2003

Finance & Business Services – Consent

Item 31 – Approval of Letter of Understanding (LOU) Modification for Contract Administration Support for Stewart Avenue Parking Garage (LED) - Department of Field Operations - Award recommended to: ROGER L. DRUMM dba DRUMM DEVELOPMENT

**MOTION - Continued:**

**Item 5:**                   **APPROVED under separate action** (see individual item)

**Item 32:**                   **STRICKEN under separate action** (see individual item)

NOTE: COUNCILMAN MACK disclosed that Items 10 and 31 are in close proximity to the Lady Luck, with which his brother-in-law, Andrew Donner, has a contract, and the Horseshoe, with which he has a contract through MK<sup>2</sup> Advertising for consulting services, and Item 41 is near the Lady Luck and Horseshoe as well as the Super Pawn/Store Loan & Jewelry owned by his brother, Steven Mack. COUNCILMAN MACK noted that he has not been approached on the aforementioned items. Since he did not feel these applications would impact the businesses of his family or associates, he would vote on those items.

**MINUTES:**

There was no further discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Memorandum of Understanding (MOU) between the City of Las Vegas and Global Environmental & Technology Foundation (GETF) and issuance of a purchase order for services in the development of environmental management system initiatives through January 2005 (WVJ) - Department of Public Works - Award Recommended to: GLOBAL ENVIRONMENTAL & TECHNOLOGY FOUNDATION (\$30,000 - Enterprise Fund)

**Fiscal Impact**☐**No Impact****Amount: \$30,000**☒**Budget Funds Available****Dept./Division: Public Works**☐**Augmentation Required****Funding Source: Enterprise Fund****PURPOSE/BACKGROUND:**

The City of Las Vegas is one of twelve municipalities who have been selected to participate in a pilot program designed to develop standardization in environmental management system implementation based on the ISO 14001 International Standard. Selected Environmental staff in the Public Works Department will represent the City's interest in the program. This is a two-year program and will last from date of award through January 31, 2005.

This requirement is exempt from competitive bidding pursuant to NRS 332.115.1(b), Professional Services.

POC: Faith Leavitt - (239) 489-1647

**RECOMMENDATION:**

That City Council approve the MOU and the issuance of a purchase order to GETF for services in the development of environmental management system initiatives through January 2005 in the amount of \$30,000. Authority to execute MOU in behalf of the City is given to P & C Manager per R-145-2001.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to bring forward and STRIKE Item 32, HOLD IN ABEYANCE Items 64 and 71 to 2/5/2003 and Item 68 to 1/22/2003 and TABLE Item 77 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:15 – 9:17)

**1-352**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Bid Number 030182-DAR, Annual Requirements Contract for Alta Drive West Landscape Maintenance - Department of Public Works - Award recommended to: PARK LANDSCAPE MAINTENANCE (\$29,750 - Capital Projects Fund) - Ward 1 (M. McDonald)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$29,750

☒

**Budget Funds Available**

**Dept./Division:** Public Works

☐

**Augmentation Required**

**Funding Source:** Capital Projects Fund

**PURPOSE/BACKGROUND:**

This request will provide for an annual requirements contract for the landscape maintenance of Alta Drive West.

POC: John Cerul - (702) 251-4235

**RECOMMENDATION:**

That the City Council approve the award of Bid Number 030182-DAR, Annual Requirements Contract for Alta Drive West Landscape Maintenance to Park Landscape Maintenance for the period from February 1, 2003 through June 30, 2004, with four (4) one year renewal options in the amount of \$29,750.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of agreement for Fire Permit Fees Billing Services (CW) - Department of Fire & Rescue - Award recommended to: ASSESSMENT MANAGEMENT GROUP, INC.

**Fiscal Impact**

☒

**No Impact**

**Amount: N/A**

☐

**Budget Funds Available**

**Dept./Division: Fire & Rescue**

☐

**Augmentation Required**

**Funding Source: N/A**

**PURPOSE/BACKGROUND:**

This agreement will continue billing services provided by Assessment Management Group, Inc. for Fire Permit Fees for the City for the period of 08/04/02 through 12/31/03.

This agreement is exempt from competitive bidding pursuant to NRS 332.115.1(b), Professional Services.

POC: Keith B. Davis - (702) 796-1459

**RECOMMENDATION:**

That the City Council approve the agreement with Assessment Management Group, Inc. for Fire Permit Fee billing services for the period 08/04/02 through 12/31/03. Authority to execute agreement on behalf of the City is given to the P&C Manager per R-145-2001.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of the contract assignment of an Annual Requirements Contract for Original Equipment Manufacturer (OEM) parts for Tymco Regenerative Air Street Sweeper Parts (DAR) - Department of Field Operations - Award recommended to: H & E EQUIPMENT SERVICES, LLC

**Fiscal Impact**☒**No Impact****Amount: N/A**☐**Budget Funds Available****Dept./Division: Field Operations/Fleet Mgmt.**☐**Augmentation Required****Funding Source: N/A****PURPOSE/BACKGROUND:**

On May 11, 1998, the City Council approved the issuance of a blanket purchase order to SNE Equipment Services in the estimated annual usage amount \$120,000 for an Annual Requirements Contract for Original Equipment Manufacturer (OEM) parts for Tymco Regenerative Air Street Sweeper Parts. SNE Equipment Services has merged operations with H & E Equipment Services, LLC and approval of this item will allow the continuance of the original contract without interruption.

POC: Lee Tonan - (702) 320-6524

**RECOMMENDATION:**

That the City Council approve the contract assignment for an Annual Requirements Contract for OEM Parts for Tymco Regenerative Air Street Sweepers to H & E Equipment Services, LLC. Authority to execute contract assignment on behalf of the City is given to the P&C Manager per R-145-2001.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of issuance of a purchase order for Class Software maintenance for the period 1/21/03 through 1/20/04 (CW) - Department of Information Technologies - Award recommended to: CLASS SOFTWARE SOLUTIONS (\$64,080 - General Fund/Capital Projects Fund)

**Fiscal Impact**☐**No Impact****Amount:** \$64,080☒**Budget Funds Available****Dept./Division:** Information Technologies☐**Augmentation Required****Funding Source:** General Fund/Capital Projects**PURPOSE/BACKGROUND:**

A Master Software Agreement (MSA) was competitively awarded in July 2000. The MSA provided for a forward pricing methodology for subsequent years of software maintenance. The proposed purchase order covers software maintenance for the period 1/21/03 through 1/20/04.

POC: B. Hemphill - (800) 661-1196

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for Class Software Maintenance to Class Software Solutions in the amount of \$64,080 for the period 1/21/03 through 1/20/04.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of addendum to technical service support agreement for Lifepak 12 monitor/defibrillators - Department of Fire & Rescue - Award recommended to: MEDTRONIC PHYSIO-CONTROL (\$30,000 - Internal Service Fund)

**Fiscal Impact**☐**No Impact****Amount:** \$30,000☒**Budget Funds Available****Dept./Division:** Fire & Rescue☐**Augmentation Required****Funding Source:** Internal Service Fund**PURPOSE/BACKGROUND:**

On July 18, 2001 City Council approved a service support agreement for repair, inspection, upgrades and maintenance of Lifepak 12 monitor/defibrillators for the period 11/01/2000 through 10/31/2005 in the annual amount of \$118,192.16. This addendum will allow for additional funds in the annual amount of \$30,000 to support new equipment requirements during the term of this contract.

POC: Gary Vazil - (702) 493-3258

**RECOMMENDATION:**

That the City Council approve the addendum to the technical service agreement for Lifepak 12 monitor/defibrillators to Medtronic Physio-Control to increase funding in the annual amount of \$30,000. Authority to execute addendum on behalf of the City is given to P & C Manager per R-145-2001.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: INFORMATION TECHNOLOGIES**

**DIRECTOR: JOSEPH MARCELLA**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval to donate retired analog cellular telephones with an estimated value of \$630 to Alexander Dawson School for the benefit of Lied Animal Shelter - All Wards

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Information Tech/Support Svc

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The school will recycle the units and donate the proceeds to the Lied Animal Shelter. The donated phones will be refurbished then sent to Central America and all proceeds will stay in Las Vegas to benefit the animal shelter. This will not only benefit the animal shelter but it will help save the environment by recycling. This is the second donation of cellular telephones to Alexander Dawson School

**RECOMMENDATION:**

The City Council to approve the donation of cellular phones to Alexander Dawson for their project to support the Lied Animal Shelter

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: LEISURE SERVICES**

**DIRECTOR:** BARBARA P. JACKSON, DPA ☒ **CONSENT** ☐ **DISCUSSION**

**SUBJECT:**

Approval of the operating agreement between the City of Las Vegas and the Gibson Community School Board which will authorize entering into a renewable contract with the existing Board

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b> Leisure Services/Recreation
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b> Special Revenue Fund

**PURPOSE/BACKGROUND:**

On August 15, 2001, the City Council voted to approve the contracts between the nine Community School Boards. At that time, Gibson was still a satellite site under the Baker Park Community School. An operating agreement has now been signed by the Gibson Community School Board and is before the Council for approval.

**RECOMMENDATION:**

The City Attorney's Office and Leisure Services staff concur and recommend that City Council enter into the agreement with the Gibson Community School Board.

**BACKUP DOCUMENTATION:**

Operating Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a Declaration of Utilization from the Bureau of Land Management for a portion of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section 32, Township 19 South, Range 60 East, M.D.M., for sewer purposes located on the south side of the Rosada Way alignment east of Durango Drive – APNs 125-32-704-011 and -012 – County

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/City Engineers

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of the First Amendment to the Professional Services Agreement with Baughman and Turner, Inc. for engineering services for the design of hardscape and landscape elements to be added to 1st Street between Fremont Street and to Stewart Avenue from Main Street to 4th Street (\$100,000 - Parks Capital Project Funds) - Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$100,000

☒

**Budget Funds Available**

**Dept./Division:** Public Works/City Engineer

☐

**Augmentation Required**

**Funding Source:** Parks Capital Project Funds

**PURPOSE/BACKGROUND:**

The City of Las Vegas desires to add hardscape and landscape elements to the existing Stewart Avenue Street Rehabilitation project. This amendment will provide funding for the design of these features and the incorporation into the project contract documents.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

First Amendment to Professional Services Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

NOTE: COUNCILMAN MACK disclosed that Items 10 and 31 are in close proximity to the Lady Luck, with which his brother-in-law, Andrew Donner, has a contract, and the Horseshoe, with which he has a contract through MK<sup>2</sup> Advertising for consulting services, and Item 41 is near the Lady Luck and Horseshoe as well as Super Pawn Store Loan & Jewelry owned by his brother, Steven Mack. COUNCILMAN MACK noted that he has not been approached on the aforementioned items. Since he did not feel these applications would impact the businesses of his family or associates, he would vote on those items.

**MINUTES:**

There was no further discussion.

(9:22 – 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an Engineering Design Services Agreement with Parsons Brinckerhoff Quade and Douglas for engineering services for the Downtown Street Rehabilitation Phase 3 and 2003-2004 Street Rehabilitation – Mayfair Neighborhood Phase 2 (\$294,000 - Street Rehabilitation Funds/\$35,000 - City of Las Vegas Sanitation Funds) - Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$329,000

☒

**Budget Funds Available**

**Dept./Division:** Public Works/City Engineer

☐

**Augmentation Required**

**Funding Source:** Street Rehabilitation and City of Las Vegas Sanitation Funds

**PURPOSE/BACKGROUND:**

The City of Las Vegas desires to obtain quality professional services to perform design and preparation of bid documents for the pavement and sewer rehabilitation within the targeted neighborhoods.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Engineering Design Services Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an Encroachment Request from D R Horton, Incorporated, owner (northeast corner of Bradley Road and Deer Springs Way) - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/City Engineer

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed encroachment consists of an approximate 5' wide area of landscaping on the east side of Bradley Road extending approximately 859' northward from Deer Springs Way consisting of trees, shrubs, rock ground cover, and an irrigation system to satisfy a condition of TM-0039-02 for the proposed Paradise Meadows South subdivision. If approved, the applicant will be required to sign an Encroachment Agreement which has conditions of maintenance, liability, and removal.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Copy of Encroachment Exhibit "A" (northeast corner of Bradley Road and Deer Springs Way)

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
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---

**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an Encroachment Request from Stantec Consulting, Incorporated, on behalf of Southwest Homes, LTD, owner (northeast corner of Elkhorn Road and Campbell Road) - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/City Engineer

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed encroachment consists of landscaping along the Elkhorn Road, Campbell Road, and Severance Lane property lines consisting of trees, shrubs, rock ground cover, and an irrigation system to meet requirements of the Town Center Development Standards for the Centennial Park at Town Center development. If approved, the applicant will be required to sign an Encroachment Agreement which has conditions of maintenance, liability, and removal.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

1. Copy of Encroachment Exhibit "A" (southeast corner of Campbell Road and Severance Lane)
2. Copy of Encroachment Exhibit "B" (northeast corner of Elkhorn Road and Campbell Road)
3. Copy of Encroachment Exhibit "C" (line and curve data sheet)

**MOTION:**

**REESE – Motion to APPROVE Items 4, 631 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an Encroachment Request from Carter Burgess on behalf of Richmond American Homes Nevada, owner (Ackerman Avenue east of El Capitan Way) - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/City Engineer

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed encroachment consists of a 5' wide area of landscaping on the south side of Ackerman Avenue extending approximately 1,276' eastward from El Capitan Way consisting of rip-rap and shrubs to satisfy a condition of Z-0019-02(1) for the proposed Spring Mountain Ranch Unit 57 subdivision. If approved, the applicant will be required to sign an Encroachment Agreement which has conditions of maintenance, liability, and removal.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

1. Copy of Encroachment Exhibit "A" (Typical section and vicinity map)
2. Copy of Encroachment Exhibit "B" (area bound by Ackerman Avenue, El Capitan Way, and Grand Teton Drive)

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Sewer Connection and Interlocal Contract with Clark County Sanitation District - Todd Runnells and Julie Runnells, owners (southside of Tropical Parkway, between Chieftain Street and Tee Pee Lane, APN 125-30-703-003) - County (near Ward 6 - Mack)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:** Public Works/City Engineer☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This request is to connect a single family dwelling located on the southside of Tropical Parkway, between Chieftain Street and Tee Pee Lane. The owners propose to connect to an existing 12" sewer line located in Tropical Parkway. The Planning Department has determined the project does conform to the City's General Plan for the area; there is sufficient capacity in the City Sanitary Sewer. The applicants have signed a "Sewer Connection Agreement". This property is within the Clark County Interlocal Annexation Exceptions area and cannot be annexed to the City.

**RECOMMENDATION:**

Public Works recommends approval subject to conformance with all City codes and departmental standards and off-site improvements.

**BACKUP DOCUMENTATION:**

Agenda Memo

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Sewer Connection and Interlocal Contract with Clark County Sanitation District - Sunbelt Engineering, Inc. on behalf of St Mary Coptic Orthodox Church, owner (6170 West Cartier Avenue, northeast corner of Maverick Street and Cartier Avenue, APN 138-14-703-009) - County (near Ward 5-Weekly)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:** Public Works/City Engineer☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This request is to connect a church located at the northeast corner of Maverick Street and Cartier Avenue. The owner proposes to connect to an existing 8" sewer line located in Cartier Avenue. The Planning Department has determined the project does conform to the City's General Plan for the area; there is sufficient capacity in the City Sanitary Sewer. The applicant has signed a "Sewer Connection Agreement" and "Petition for Annexation".

**RECOMMENDATION:**

Public Works recommends approval subject to conformance with all City codes and departmental standards and off-site improvements.

**BACKUP DOCUMENTATION:**

Agenda Memo

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a Request For Quotation for construction and repairs at Bonanza/Mojave Water Resource Facility and approval of the construction conflicts and contingency reserve - Department of Public Works - Award recommended to: MMC INC. (\$93,900 - Sanitation Fund) - Ward 3 (Reese)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$98,900

☒

**Budget Funds Available**

**Dept./Division:** Public Works/Environmental

☐

**Augmentation Required**

**Funding Source:** Sanitation Fund

**PURPOSE/BACKGROUND:**

The project consists of the construction of a new 8" sewer bypass line, 2" non-potable water line, applying protective coatings to the existing clarifier metal components, aerators components and filter influent pump station at the Bonanza/Mojave Water Resource facility.

**RECOMMENDATION:**

The Director of Public Works recommends that the City Council approve this award of quotation in the amount of \$93,900 and approve a construction conflicts and contingency reserve of \$5,000.

**BACKUP DOCUMENTATION:**

Request for Quotation

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Construction Management Agreement with TJ Consulting for management services for the construction of the West Service Center - Field Operations Buildings-West Yard located at Cheyenne Avenue and Buffalo Drive (\$171,206 - Enterprise Funds Capital Improvement Projects) - Ward 4 (Brown)

**Fiscal Impact**☐**No Impact****Amount:** \$171,206☒**Budget Funds Available****Dept./Division:** PW/Engineering Integration☐**Augmentation Required****Funding Source:** Enterprise Fund CIP**PURPOSE/BACKGROUND:**

Construction Management Services for the construction of the West Service Center - Field Operations Buildings - West Yard that include a new Administration Center Facility with offices for Sanitation, Streets, and Parks Divisions, Material Storage Waste Transfer Handling Building, Maintenance Building, and IT Contingency Room.

**RECOMMENDATION:**

That the City Council approve the negotiated Construction Management Agreement with TJ Consulting for Construction Management Services of the WCS Field Operations Buildings - West Yard in the amount of \$171,206 and approve an Additional Services contingency reserve of \$17,120.

**BACKUP DOCUMENTATION:**

Construction Management Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 4, 631 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-1-2003** - Approval of a Resolution Determining the Cost and Directing the City Engineer to Prepare the Final Assessment Roll for Special Improvement District No. 1479 - Mayfair Area (\$70,328.08 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$70,328.08

☐

**Budget Funds Available**

**Dept./Division:** Public Works/SID

☒

**Augmentation Required**

**Funding Source:** Capital Projects Fund/Special Assessments

**PURPOSE/BACKGROUND:**

The construction and installation of streetlights. The District is located in the Mayfair subdivision bounded by 15th Street on the west, Fremont Street on the north, Bruce Street on the east, and Charleston Boulevard on the south.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution.

**BACKUP DOCUMENTATION:**

Resolution No. R-1-2003

**MOTION:**

**REESE** – Motion to **APPROVE** Items 4, 6-31 and 33-61 – **UNANIMOUS** with **MACK** abstaining on Item 22 because the applicant is his brother, Steven Mack, and **L.B. McDONALD** abstaining on Item 38 because it is the school attended by her son

**Item 5:** **APPROVED** under separate action (see individual item)

**Item 32:** **STRICKEN** under separate action (see individual item)

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-2-2003** - Approval of a Resolution fixing the time and place when complaints, protests, and objections to the final assessment roll will be heard for Special Improvement District No. 1479 - Mayfair Area (\$70,328.08 - Capital Projects Fund/Special Assessments) - Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$70,328.08

☐

**Budget Funds Available**

**Dept./Division:** Public Works/SID

☒

**Augmentation Required**

**Funding Source:** Capital Projects Fund/Special Assessments

**PURPOSE/BACKGROUND:**

The construction and installation of streetlights. The District is located in the Mayfair subdivision bounded by 15th Street on the west, Fremont Street on the north, Bruce Street on the east, and Charleston Boulevard on the south.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution.

**BACKUP DOCUMENTATION:**

Resolution No. R-2-2003

**MOTION:**

**REESE** – Motion to **APPROVE** Items 4, 6-31 and 33-61 – **UNANIMOUS** with **MACK** abstaining on Item 22 because the applicant is his brother, Steven Mack, and **L.B. McDONALD** abstaining on Item 38 because it is the school attended by her son

**Item 5:** **APPROVED** under separate action (see individual item)

**Item 32:** **STRICKEN** under separate action (see individual item)

**MINUTES:**

There was no related discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval authorizing staff to apply to lease 11.25 acres of land from the Bureau of Land Management (BLM) previously leased to the Clark County Library District (CCLD) located at the northwest corner of Tropical Parkway and Durango Drive for public use (\$100 - Public Works/Real Estate/Rental of Land) - Ward 6 (Mack)

**Fiscal Impact**☐**No Impact****Amount: \$100**☒**Budget Funds Available****Dept./Division: Public Works/Real Estate**☐**Augmentation Required****Funding Source: PW Real Estate/Rental of Land****PURPOSE/BACKGROUND:**

CLV desires to apply for CCLD's 11.25 acres of BLM leased land located on the NW corner of Tropical Pkwy & Durango Dr as depicted on the map. CLV is the lessee from the BLM for 7 acres of land also depicted. As passed in an Interlocal at Council on 1/4/02 CCLD desires to establish a library for the public in the NW area of the LV Valley. In an effort to meet the growing demands of our citizens for recreational facilities, CLV desires to make application for the subject land to be used for public use while CCLD proceeds to relinquish their acreage on the land staff is applying for.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. BLM Application
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of an Agreement for the Purchase of Real Property for the City of Las Vegas to purchase approximately 2.5 acres of land known as Parcel Number 138-07-101-002 located near the southeast corner of Alexander Road and Hualapai Way from Southwest Desert Equities LLC (\$445,000 plus closing costs - Parks Capital Improvement Projects) - County (near Ward 4 - Brown)

**Fiscal Impact**☐**No Impact****Amount:** \$445,000 + closing costs☒**Budget Funds Available****Dept./Division:** Public Works/Real Estate☐**Augmentation Required****Funding Source:** Parks CIP**PURPOSE/BACKGROUND:**

The City of Las Vegas is currently in preliminary planning for the design of a park/detention basin in the Lone Mountain area. The City presently leases from the BLM and/or owns approximately 80 acres that the design work incorporates. The 2.5 acres are within the inner boundaries of the City's property. Council approved entering into negotiations w/SW Desert for this parcel on 5/1/02. The City needs to obtain the property and include it with the design scheme of the park/detention basin.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval of the purchase of this property, and authorization of staff to execute all the additional documents necessary to close escrow and record title

**BACKUP DOCUMENTATION:**

1. Agreement for the Purchase of Real Property
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

CITY COUNCIL MEETING OF JANUARY 8, 2003

Real Estate

Item 53 - Approval of an Agreement for the Purchase of Real Property for the City of Las Vegas to purchase approximately 2.5 acres of land known as Parcel Number 138-07-101-002 located near the southeast corner of Alexander Road and Hualapai Way from Southwest Desert Equities LLC (\$445,000 plus closing costs - Parks Capital Improvement Projects)

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of a Parking Lot Lease Agreement to lease twenty (20) parking spaces for \$75 per space per month in a paved parking lot located at the southeast corner of Clark Avenue and Las Vegas Boulevard to Pahor Air Conditioning, Inc. (Maximum Gain of \$18,000/year) - Parking Enterprise Fund) - Ward 1 (M. McDonald)

**Fiscal Impact**☐**No Impact****Amount:** Maximum Gain of \$18,000/yr☐**Budget Funds Available****Dept./Division:** Public Works/Real Estate☐**Augmentation Required****Funding Source:** Parking Enterprise Fund**PURPOSE/BACKGROUND:**

On 7/24/02, REAM received an unsolicited phone call from Clark County Department of Real Property Management indicating their desire to procure 20 parking spaces for a contractor they plan to hire to renovate the building located at 301 Clark Ave. To assist the County in their request as well as providing incoming revenue to CLV, CLV agreed to lease 20 spaces in the former "Bull Dog" lot located at the SE corner of Clark and LV Blvd. for \$75 per space per month for 12 months.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

Parking Lot Lease Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of an Interlocal Contract between the City of Las Vegas and the Board of Regents of the University and Community College System of Nevada, on behalf of the University of Nevada, Las Vegas, School of Architecture (UNLV) for the lease of approximately 975 square feet of property located at 400 South Las Vegas Boulevard - Ward 1 (M. McDonald)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The former Interlocal Contract between CLV & UNLV will expire 1/03. Both parties, in their collective efforts to provide facilities of higher learning in the downtown area, desire to enter into this new Interlocal between the entities to accomplish this goal. UNLV as Lessee shall be responsible to reimburse CLV as Lessor for the pro-rate share of utilities. Term of the Interlocal is one year, with a renewal option through May 2004.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Interlocal Contract
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.



CITY COUNCIL MEETING OF JANUARY 8, 2003

Real Estate

Item 55 - Approval of an Interlocal Contract between the City of Las Vegas and the Board of Regents of the University and Community College System of Nevada, on behalf of the University of Nevada, Las Vegas, School of Architecture (UNLV) for the lease of approximately 975 square feet of property located at 400 South Las Vegas Boulevard

**MINUTES – Continued:**

There was no further discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2002**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of an Interlocal Contract between the City of Las Vegas and the Board of Regents of the University and Community College System of Nevada, on behalf of the University of Nevada, Las Vegas, Division of Educational Outreach (UNLVDEO) for the lease of approximately 4,700 square feet of property located at 400 South Las Vegas Boulevard - Ward 1 (M. McDonald)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The former Interlocal Contract between CLV & UNLVDEO will expire 1/03. Both parties, in their collective efforts to provide facilities of higher learning in the downtown area, desire to enter into this new Interlocal between the entities to accomplish this goal. UNLVDEO as Lessee shall be responsible to reimburse CLV as Lessor for the pro-rate share of utilities. Term of the Interlocal is one year, with a renewal option through May 2004.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Interlocal Contract
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2002**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of designating the City-owned property known as Parcel Number 139-25-801-003 and portions of 139-25-405-007 and 139-25-801-002, located at the southeast corner of Harris Avenue and Manning Street, as the future site of the potential Animal Care Campus - Ward 3 (Reese)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

By designating the property as the future site of the potential Animal Care Campus it will assist Lied Animal Shelter with their proposal requesting to lease apx. 6-8 acres of land from CLV. The proposal describes the campus to include an extended stay adoption center, vet tech school & medical facility, a wellness clinic & special events community center. In addition, there would be space/facilities to allow other municipalities to locate their animal control services on campus to provide valley residents one central location to retrieve lost pets & participate in all other proposed services.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

**1-565.**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of an Easement and Rights-of-Way between the City of Las Vegas (City) and the Las Vegas Valley Water District (LVVWD) for a 15' wide Easement to LVVWD to service Mirabelli Senior Center located at 6208 Hargrove Avenue - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The City is in the process of going out to bid for the construction of Mirabelli Senior Center. In order to have water service for the center site, the City is required to grant an Easement and Rights-of-Way to LVVWD to service the site and the water lines.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Easement and Rights of Way
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of a Temporary Right-of-Way Grant for Ingress and Egress Purposes regarding Parcel Numbers 138-35-599-016, -017 and -021 to Westbridge Associates, a Nevada General Partnership during the construction of the Mirabelli Senior Center, located at the corner of Hargrove Avenue and Garwood Avenue - Ward 1 (M. McDonald)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The Temporary Right of Way Grant to Westbridge Associates is necessary for Ingress and Egress Purposes during construction of the Mirabelli Senior Center. The Grant expires on 6/30/03 unless terminated sooner or extended by a written request to CLV no less than 30 days prior to the expiration date.

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Temporary Right-of-Way Grant
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

1-565



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**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilman Mack and Weekly

Approval of a Dedication on Parcel Number 138-35-501-003 for a public drainage easement in relation to the Mirabelli Senior Center located at 6208 Hargrove Avenue - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This Dedication is necessary for a public drainage easement, over, across and under, Parcel Number 138-35-501-003 located at 6208 Hargrove Avenue (Mirabelli Senior Center).

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Dedication
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

1-565

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of a Dedication on Parcel Number 138-35-501-003 for the public use as a roadway, street and for public utility purposes in relation to the Mirabelli Senior Center located at 6208 Hargrove Avenue - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This Dedication is necessary for the public use as a roadway, street and for public utility purposes on Parcel Number 138-35-501-003 located at 6208 Hargrove Avenue (Mirabelli Senior Center).

**RECOMMENDATION:**

The 1/6/2003 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Dedication
2. Site Map

**MOTION:**

**REESE – Motion to APPROVE Items 4, 6-31 and 33-61 – UNANIMOUS with MACK abstaining on Item 22 because the applicant is his brother, Steven Mack, and L.B. McDONALD abstaining on Item 38 because it is the school attended by her son**

**Item 5: APPROVED under separate action (see individual item)**

**Item 32: STRICKEN under separate action (see individual item)**

**MINUTES:**

COUNCILMAN MACK commented that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no further discussion.

(9:22 – 9:25)

**1-565**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY MANAGER****DIRECTOR: DOUGLAS A. SELBY**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

ADMINISTRATIVE:

Report from the City Manager on emerging issues

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The City Manager (CM) Report will be a vehicle for the City Manager to update the Council on emerging issues that may have an impact on the City of Las Vegas. The CM Report will be a recurring item for every Council meeting. If there are no items for the particular meeting, the City Manager will recommend that the item be stricken.

**RECOMMENDATION:**

Report only, no action required.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

None required. A report was given.

**MINUTES:**

CITY MANAGER SELBY reported that on 10/10/2002 the Streets & Sanitation Division began removing asphalt from the parking lot on Stewart and Fourth Streets. In 50 working days that area was replaced with the City park with a three-tiered fountain. Urban parks serve as magnets in downtown areas. The intent is to offer on-going special events at this park to add energy to the downtown area. The grand opening will be Monday, 1/13/2003 at 11:00 a.m.

He outlined past discussions regarding compensation increases and a vehicle allowance for the Mayor and City Council. Staff investigated a possible ballot question which could be placed on the agenda through a referendum with sufficient voter signatures or through a Council-initiated advisory question. The referendum does not appear to be an option. Part of the process of a ballot question would include

an NRS required committee to form arguments for and against the question and rebuttal statements.  
Advisory questions may only appear on a general election

CITY COUNCIL MEETING OF JANUARY 8, 2003

Administrative – Discussion

Item 62 – Report from the City Manager on emerging issues

**MINUTES - Continued:**

ballot and not on a primary ballot. If the Council wishes to go forward with the process, the form of the question or questions must be adopted by resolution at the 2/5/2003 Council meeting. The committee would then be appointed and take their required actions through March. By April 4, the City Clerk would be required to provide the question or questions, arguments for and against and the rebuttals to the Register of Voters and Secretary of State.

The Council would need to be aware during their consideration that regardless of the outcome of such an advisory question they would still be faced with whether to enact an ordinance to do a salary compensation. Without an overwhelming election result, the Council may still be uncertain as to the position of the public on the matter. Secondly, even with overwhelming support and adoption of such an ordinance, the increase would not take effect until those persons elected in the 2005 election. The increase would not take effect for the incumbents.

There could be multiple questions placed on the ballot, but this may confuse the public and make the results difficult to analyze. In the case of compensation, the question could be divided into two parts: should the Council's base salary be adjusted and/or should the Council receive a car allowance or both. There is also the question of whether the mayor and council should be full or part-time positions.

CITY MANAGER SELBY introduced VICKY CRAMM, the City's lobbyist with the firm of Ball Janik, LLC. She was available for questions, having come into town to identify the City's priorities and agenda for the upcoming legislative session.

COUNCILWOMAN McDONALD stated that the problem with having ballot questions is with getting complete and accurate information to the public so they can make informed decisions. It would be advantageous to inform the public as to the number of hours and the amount of mileage incurred by the Council members in their efforts to eliminate misconceptions.

COUNCILMAN McDONALD agreed that it is disheartening to see the response to this type of discussion. There has been a lot of negative response to increasing judges' salaries. However, that will be discussed in the future. He commended the Mayor and City Manager for the downtown park. The synergy is just getting started, plus the park was completed at a great savings. Las Vegas Metropolitan Police Department and the City Marshals deserve commendation for their handling of the stabbing in Meadows Village.

NOTE: COUNCILMAN MACK directed CITY MANAGER SELBY to schedule a report by the Skateboard Coalition at the 1/22/2003 Council meeting.

CITY COUNCIL MEETING OF JANUARY 8, 2003

Administrative – Discussion

Item 62 – Report from the City Manager on emerging issues

**MINUTES - Continued:**

NOTE: Regarding Bill No. 2002-144, COUNCILMAN McDONALD directed that the moratorium that was placed on financial institutions be extended. CITY ATTORNEY JERBIC indicated that a moratorium extension item was not placed on this agenda; therefore, the Council could not act on that. However, clarification can be made when the Bill is adopted that filing an application does not vest an applicant with any rights under existing or future law. Applicants between now and when the Bill is adopted will be notified that their application will be pending until the Council considers the Bill.

(9:36 – 9:53)

**1-1033**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY MANAGER****DIRECTOR: DOUGLAS A. SELBY**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

ADMINISTRATIVE:

Discussion and possible action to direct staff regarding development of the 61 acres located at 100 Grand Central Parkway (APNs 139-34-110-003 and 139-34-110-002) - Ward 5 (Weekly)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

City Parkway IV and V acquired the 61-acre site in 2000 from Union Pacific Railroad. Staff is seeking direction from Council on how to proceed with the development of the site. City Manager Doug Selby will present a status report on the project and possible alternatives to consider.

**RECOMMENDATION:**

Discuss and provide direction

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Location Map

PowerPoint presentation given but hard copy not submitted for the minutes

**MOTION:**

**WEEKLY – APPROVED the concept of the City acting as master developer, authorizing staff to negotiate with the parties presented as recommended – UNANIMOUS**

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

**APPEARANCES:**

DOUG SELBY, City Manager  
KEN TEMPLETON

NOTE: COUNCILMAN McDONALD stressed that he wants to sit on the Parkway Task Force.  
(9:53 – 10:45)

1-1633/2-1

**AGENDA SUMMARY PAGE****CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY MANAGER****DIRECTOR: DOUGLAS A. SELBY**☐**CONSENT**☒**DISCUSSION****SUBJECT:****ADMINISTRATIVE:**

Report and possible action on the interim solution for veterans' services by the Department of Veterans Affairs

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

In September 2002, the Department of Veterans Affairs (VA) broke its \$2 million-a-year lease on the 7-year old VA Ambulatory Care Clinic located at 1700 Vegas Drive, near the intersection of Martin Luther King Blvd. Following a long dispute regarding the building's structural soundness and contractual issues, the veterans clinic will be vacated in February. A decision was made by the VA in October 2002 to disperse veterans' services to multiple locations throughout the valley. Once the contracts are final, the VA will begin strategizing for a long-term solution, which they project will be completed within three years.

**RECOMMENDATION:**

It is recommended that the City Council accept the report and direct staff accordingly.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to bring forward and STRIKE Item 32, HOLD IN ABEYANCE Items 64 and 71 to 2/5/2003 and Item 68 to 1/22/2003 and TABLE Item 77 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:15 – 9:17)

**1-352**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action on Appeal of Work Card Denial: Robert Barragan, 1105 Princess Katy, Las Vegas, Nevada 89119

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:****RECOMMENDATION:****BACKUP DOCUMENTATION:**

Appellant Letter of Appeal and City Clerk Notification Letter to Appellant

Submitted at the meeting: Exhibits A, B, & C by Assistant City Attorney Redlein and a copy of the LVMPD Change of Employment Status Card of Mr. Barragan by Detective Rodd

**MOTION:**

**REESE – APPROVED subject to a six-month review (7/2/2003) – UNANIMOUS**

NOTE: During the afternoon session MAYOR GOODMAN indicated that COUNCILMAN REESE and the City Attorney discussed this matter. It was the intention of the City Council to make it site specific to the location that was discussed during the morning session. That information was not included in the record. ASSISTANT CITY ATTORNEY JOHN REDLEIN has contacted MR. CRAWFORD, MR. BARRAGAN's attorney, who will provide a letter to the effect that they agree to that. If not, it is the intention of the Council to bring the item back.

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

**APPEARANCES:**

DOUG CRAWFORD, Attorney, 602 South Tenth Street

ROBERT BARRAGAN

ADAM CORRIGAN, owner of Junkyard Live, 4100 West Flamingo

STACY RODD, Detective, Las Vegas Metropolitan Police Department

JOHN REDLEIN, Assistant City Attorney

(10:45 – 11:11/3:41 – 3:44)

2-329/4-2620

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action regarding Temporary Approval of Change of Ownership and Business Name for a Package Liquor License subject to the provisions of the fire codes and Health Dept. regulations, From: Raley's a California Corporation, dba Raley's Store #142, William J. Coyne, Dir, Pres, COO, Secy, William W. Anderson, Treas, CFO, Joyce N. Raley Teel, Dir, Co-COB, James E. Teel, Dir, Co-COB, Charles L. Collings, Dir, James L. Baska, Dir, Jerry E. Cook, Dir, Teel Family Trust, 100%, James E. Teel, Trustor, Trustee, Joyce N. Teel, Trustor, Trustee, To: Ralphs Grocery Company, dba Food 4 Less #515, 3864 West Sahara Ave., Ernest J. Burgon, Pres, Patrick Barber, SVP, Asst Secy, Paul W. Heldman, Secy, Mary L. Kasper, VP, Asst Secy - Ward 1 (M. McDonald)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Discussion and possible action regarding Temporary Approval of Change of Ownership and Business Name for a Package Liquor License

**RECOMMENDATION:**

Recommend approval subject to the provisions of the fire codes and Health Dept. regulations with authority for Director or Designee to issue a permanent license upon receipt of a favorable police report

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Letter from Virginia Rader

**MOTION:**

**M. McDONALD – APPROVAL of the temporary license subject to provisions as recommended with the Manager of Business Services granted the authority to approve the permanent license after completion of appropriate process – UNANIMOUS**

**MINUTES:**

JIM DiFIORE, Manager of Business Services, advised that the applicant is qualified for a temporary approval. He requested approval, subject to granting him the authority to issue the permanent license once all the conditions with the license application are met.

CITY COUNCIL MEETING OF JANUARY 8, 2003

Finance and Business Services

Item 66 - Discussion and possible action regarding Temporary Approval of Change of Ownership and Business Name for a Package Liquor License subject to the provisions of the fire codes and Health Dept. regulations, From: Raley's a California Corporation, dba Raley's Store #142, William J. Coyne, Dir, Pres, COO, Secy, William W. Anderson, Treas, CFO, Joyce N. Raley Teel, Dir, Co-COB, James E. Teel, Dir, Co-COB, Charles L. Collings, Dir, James L. Baska, Dir, Jerry E. Cook, Dir, Teel Family Trust, 100%, James E. Teel, Trustor, Trustee, Joyce N. Teel, Trustor, Trustee, To: Ralphs Grocery Company, dba Food 4 Less #515, 3864 West Sahara Ave., Ernest J. Burgon, Pres, Patrick Barber, SVP, Asst Secy, Paul W. Heldman, Secy, Mary L. Kasper, VP, Asst Secy

**MINUTES – Continued:**

There was no further discussion.

(11:11 – 11:12)

**2-1221**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action regarding Temporary Approval of a Change of Ownership and Business Name for a Package Liquor License subject to the provisions of the fire codes and Health Dept. regulations, From: Raley's a California Corporation, dba Raley's Store #145, William J. Coyne, Dir, Pres, COO, Secy, William W. Anderson, Treas, CFO, Joyce N. Raley Teel, Dir, Co-COB, James E. Teel, Dir, Co-COB, Charles L. Collings, Dir, James L. Baska, Dir, Jerry E. Cook, Dir, Teel Family Trust, 100%, James E. Teel, Trustor, Trustee, Joyce N. Teel, Trustor, Trustee, To: Ralphs Grocery Company, dba Food 4 Less #516, 120 South Rainbow Blvd., Ernest J. Burgon, Pres, Patrick Barber, SVP, Asst Secy, Paul W. Heldman, Secy, Mary L. Kasper, VP, Asst Secy - Ward 2 (L.B. McDonald)

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Discussion and possible action regarding Temporary Approval of Change of Ownership and Business Name for a Package Liquor License

**RECOMMENDATION:**

Recommend approval subject to the provisions of the fire codes and Health Dept. regulations with authority for Director or Designee to issue a permanent license upon receipt of a favorable police report

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Letter from Virginia Rader

**MOTION:**

**L.B. McDONALD – APPROVAL of the temporary license subject to provisions as recommended with the Manager of Business Services granted the authority to approve the permanent license after completion of appropriate process – UNANIMOUS**

**MINUTES:**

JIM DiFIORE, Manager of Business Services, advised that the applicant is qualified for a temporary approval. He requested approval, subject to granting him the authority to issue the permanent license once all the conditions with the license application are met.



CITY COUNCIL MEETING OF JANUARY 8, 2003

Finance and Business Services

Item 67 - Discussion and possible action regarding Temporary Approval of a Change of Ownership and Business Name for a Package Liquor License subject to the provisions of the fire codes and Health Dept. regulations, From: Raley's a California Corporation, dba Raley's Store #145, William J. Coyne, Dir, Pres, COO, Secy, William W. Anderson, Treas, CFO, Joyce N. Raley Teel, Dir, Co-COB, James E. Teel, Dir, Co-COB, Charles L. Collings, Dir, James L. Baska, Dir, Jerry E. Cook, Dir, Teel Family Trust, 100%, James E. Teel, Trustor, Trustee, Joyce N. Teel, Trustor, Trustee, To: Ralphs Grocery Company, dba Food 4 Less #516, 120 South Rainbow Blvd., Ernest J. Burgon, Pres, Patrick Barber, SVP, Asst Secy, Paul W. Heldman, Secy, Mary L. Kasper, VP, Asst Secy

**MINUTES – Continued:**

There was no further discussion.

(11:12 – 11:13)

**2-1255**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action regarding a Six Month Review of a Package Liquor License, MNSNV, LLC, dba ABC Stores, 23 Fremont Street, MNS, Ltd., Mmbr, 100%, Paul J. Kosasa, Dir, Pres, CEO, Minnie Kosasa, Dir, Treas, Vice Chair, Riki S. Morimoto, Dir, EVP, CFO, NHC, Inc., 100%, Paul J. Kosasa, Dir, Pres, CEO, Minnie Kosasa, Dir, Treas, Vice Chair, Riki S. Morimoto, Dir, EVP, CFO - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding a Six Month Review of a Package Liquor License

**RECOMMENDATION:**

Recommend approval without further review

**BACKUP DOCUMENTATION:**

Agenda Memo

Submitted after final agenda: Letter of Abeyance from Robert Gronaur, Kummer Kaempfer Bonner & Renshaw

**MOTION:**

**REESE – Motion to bring forward and STRIKE Item 32, HOLD IN ABEYANCE Items 64 and 71 to 2/5/2003 and Item 68 to 1/22/2003 and TABLE Item 77 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:15 – 9:17)

1-352

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action regarding Temporary Approval of a new Restricted Gaming License for 7 slots, Station Acquisitions, LLC, dba Desert Food Mart, 6100 West Charleston Blvd., Akhtar P. Farmanali, Mgr, Mmbr, 100% - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding Temporary Approval of a new Restricted Gaming License for 7 slots

**RECOMMENDATION:**

Recommend approval with authority for Director or Designee to issue a permanent license upon receipt of a favorable police report

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Letter from Akhtar P. Farmanali
3. Map

**MOTION:**

**M. McDONALD – APPROVAL of the temporary license subject to provisions as recommended with the Manager of Business Services granted the authority to approve the permanent license after completion of appropriate process – UNANIMOUS**

**MINUTES:**

AKHTAR P. FARMANALI, 4758 Spindle Ridge Circle, was present.

JIM DiFIORE, Manager of Business Services, explained that the applicant has been approved by the Nevada Gaming Commission, and staff is waiting for the Las Vegas Metropolitan Police Department investigative report. He recommended approval of the temporary license, subject to granting him the authority to issue the permanent license once all the conditions with the license application are met and if the police report is favorable. COUNCILMAN WEEKLY commented that the applicant's daughter was a part of the Project Field program and that this is a wonderful family.

There was no further discussion.

(11:13 – 11:14)

**2-1279**

**AGENDA SUMMARY PAGE**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action regarding a Six Month Review of an Independent Massage Therapist License, Larisa Hochstetter, dba Larisa Therapist of Massage, 1009 Transom Drive, Larisa Hochstetter, 100% - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding a Six Month Review of an Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval without further review

**BACKUP DOCUMENTATION:**

Agenda Memo

**MOTION:**

**L.B. McDONALD – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

The applicant was present.

JIM DiFIORE, Manager of Business Services, indicated that the previous issue with this applicant was her permanent residence in the United States. That has been resolved and there are no areas of concern at this point in time. MS. HOCHSTETTER concurred that she obtained her green card and was interviewed in January for a permanent resident card.

There was no further discussion.

(11:14 – 11:15)

**2-1300**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: LEISURE SERVICES****DIRECTOR: BARBARA P. JACKSON, DPA** ☐ **CONSENT** ☒ **DISCUSSION****SUBJECT:**

Discussion and possible action on naming a park and a baseball complex located at Bonanza Road and Sandhill Road - Ward 3 (Reese)

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

On December 11, 2002, at the monthly Parks and Recreation Advisory Commission meeting, the park naming sub-committee reported the recommendation of Gray Wolf Park for the park site currently known as Sandhill-Bonanza site located at Bonanza Road and Sandhill Road. The commission also recommended the baseball fields at the Bonanza site be named Mike Morgan Baseball Complex. The vote by the Board was unanimous to recommend the names to City Council

**RECOMMENDATION:**

Staff recommends City Council approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to bring forward and STRIKE Item 32, HOLD IN ABEYANCE Items 64 and 71 to 2/5/2003 and Item 68 to 1/22/2003 and TABLE Item 77 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:15 – 9:17)

1-352

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☒ **DISCUSSION**

**SUBJECT:**

**BOARDS & COMMISSIONS:**

**ABEYANCE ITEM** - PARK & RECREATION ADVISORY COMMISSION – Thomas Pfundstein, Term Expiration 12-11-2002 (Resigned)

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

The term of office for Thomas Pfundstein expired December 11, 2002. There is no City residency requirement, terms are for three years and there is no limit to the number of terms that may be served. Mr. Pfundstein has resigned. At the Council Meeting of December 18, 2002, this item was abeyed to January 8, 2003.

**RECOMMENDATION:**

Procedure for this Board requires appointment by the City Council. Options are:  
Appoint a new member to fill Mr. Pfundstein's seat

**BACKUP DOCUMENTATION:**

1. Memo from Dr. Barbara Jackson, Director of Leisure Services (RE: Reappointments)
2. Memo from Dr. Barbara Jackson, Director of Leisure Services (RE: Resignation) and Resignation Letter from Mr. Pfundstein
3. Current Listing and Authority-Park & Recreation Advisory Commission
4. Board Interest Forms – Derick Wickliffe & Fred L. Rauf

**MOTION:**

**M. McDONALD – ABEYANCE to 1/22/2003 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(11:15)  
2-1369

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☒ **DISCUSSION**

**SUBJECT:**

**BOARDS & COMMISSIONS:**

**ABEYANCE ITEM** - PARK & RECREATION ADVISORY COMMISSION – Walter Sapling,  
Term Expiration 1-8-2003

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

The term of office for Walter Sapling will expire January 8, 2003. There is no City residency requirement, terms are for three years and there is no limit to the number of terms that may be served. Mr. Sapling is eligible and wishes to be reappointed. At the Council Meeting of December 18, 2002, this item was abeyed to January 8, 2003.

**RECOMMENDATION:**

Procedure for this Board requires appointment by the City Council. Options are:  
Appoint a new member or Reappoint Mr. Sapling to this seat

**BACKUP DOCUMENTATION:**

1. Memo from Dr. Barbara Jackson, Director of Leisure Services
2. Current Listing and Authority-Park & Recreation Advisory Commission
3. Board Interest Forms – Derick Wickliffe & Fred L. Rauf

**MOTION:**

**REESE – Motion to REAPPOINT WALTER SAPLING - UNANIMOUS**

Clerk to notify

**MINUTES:**

There was no discussion.

(11:15 – 11:16)  
**2-1394**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**Bill No. 2002-137** – Annexation No. A-0030-02(A) – Property location: On the south side of Grand Teton Drive, 1,030 feet east of Puli Road; Petitioned by: Charles Koras and Vangel Dimanin; Acreage: 5.20 acres; Zoned: R-U (County zoning), U (PCD) (City equivalent). Sponsored by: Councilman Michael Mack

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property generally located on the south side of Grand Teton Drive, 1,030 feet east of Puli Road. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (January 17, 2003) is set by this ordinance.

**RECOMMENDATION:**

ADOPTION at 1/8/2003 City Council meeting pursuant to the 12/16/2002 Recommending Committee.

First Reading – 12/4/2002; First Publication – 12/20/2002

**BACKUP DOCUMENTATION:**

Bill No. 2002-137 and Location Map

**MOTION:**

**WEEKLY – Second Reading and BILL ADOPTED as recommended as Ordinance No. 5557 - UNANIMOUS**

Clerk to proceed with second publication

**MINUTES:**

There was no discussion.



(11:16 – 11:17)  
**2-1415**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

**Bill No. 2002-138** – Annexation No. A-0036-02(A) – Property location: On the northeast corner of Craig Road and Puli Road; Petitioned by: Mr. & Mrs. Slavko Brzica; Acreage: 5.53 acres; Zoned: R-U (County zoning), U (PCD) (City equivalent). Sponsored by: Councilman Larry Brown

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property generally located on the northeast corner of Craig Road and Puli Road. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (January 17, 2003) is set by this ordinance.

NOTE: This parcel is designated as Low Density Residential in the Lone Mountain West Master Plan.

**RECOMMENDATION:**

ADOPTION at 1/8/2003 City Council meeting pursuant to the 12/16/2002 Recommending Committee.

First Reading – 12/4/2002; First Publication – 12/20/2002

**BACKUP DOCUMENTATION:**

Bill No. 2002-138 and Location Map

**MOTION:**

**WEEKLY – Second Reading and BILL ADOPTED as recommended as Ordinance No. 5558 - UNANIMOUS**

Clerk to proceed with second publication

**MINUTES:**

There was no discussion.

(11:17)

**2-1439**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**Bill No. 2002-139** – Annexation No. A-0039-02 (A) – Property location: On the northeast corner of Fort Apache Road and Rome Boulevard; Petitioned by: George Lee Reynolds Estate; Acreage: 5.07 acres; Zoned: R-E (County zoning), U (M-TC) (City equivalent). Sponsored by: Councilman Michael Mack

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property generally located on the northeast corner of Fort Apache Road and Rome Boulevard. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (January 17, 2003) is set by this ordinance.

**RECOMMENDATION:**

ADOPTION at 1/8/2003 City Council meeting pursuant to the 12/16/2002 Recommending Committee.

First Reading – 12/4/2002; First Publication – 12/20/2002

**BACKUP DOCUMENTATION:**

Bill No. 2002-139 and Location Map

**MOTION:**

**WEEKLY – Second Reading and BILL ADOPTED as recommended as Ordinance No. 5559 - UNANIMOUS**

Clerk to proceed with second publication

**MINUTES:**

There was no discussion.

(11:17 – 11:18)  
**2-1456**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

**Bill No. 2002-140** – Revises the licensing requirements and regulations pertaining to erotic dance establishments and entertainers who perform therein. Proposed by: Mark Vincent, Director of Finance and Business Services

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This bill represents the efforts of the City's licensing staff over the last number of years, in cooperation with the Las Vegas Metropolitan Police Department and the erotic dance industry, to update the City's licensing regulations that apply to that industry. The bill requires entertainers to obtain a business license instead of a work card. The bill also clarifies certain limitations on the operation of erotic dance establishments and the types of conduct that may occur therein.

**RECOMMENDATION:**

TABLED INDEFINITELY by the 1/6/2003 Recommending Committee meeting.

First Reading – 12/4/2002; First Publication – N/A

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE** – Motion to bring forward and **STRIKE** Item 32, **HOLD IN ABEYANCE** Items 64 and 71 to 2/5/2003 and Item 68 to 1/22/2003 and **TABLE** Item 77 – **UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:15 – 9:17)

**1-352**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

**Bill No. 2002-142** – Amends the zoning regulations to provide a mechanism for the approval of uses that, because of an applicant's inability to meet certain conditions, cannot be approved as a matter of right. Proposed by: Robert S. Genzer, Director of Planning and Development

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Section 19.04.060 of the Municipal Code describes a number of uses that, from the zoning perspective, can be permitted as a matter of right in specified zoning districts if certain minimum conditions are met. The Code currently does not provide a mechanism for allowing those uses in cases where not all the minimum conditions can be met. This bill will remedy the situation by providing that approval of such uses may be obtained by means of special use permit.

**RECOMMENDATION:**

ADOPTION at 1/22/2003 City Council meeting pursuant to the 1/6/2003 Recommending Committee.

First Reading – 12/18/2002; First Publication – 1/10/2003

**BACKUP DOCUMENTATION:**

None

**MOTION:**

None required.

**MINUTES:**

Recommendation noted.

1/22/2003 Council Agenda

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

**Bill No. 2002-143** – Permits restricted gaming at supper club business establishments. Proposed by Mark Vincent, Director, Finance and Business Services

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This bill will permit supper club business establishments to have slot machines. A maximum of ten slot machines will be permitted in establishments having at least five thousand square feet of usable floor space. Not more than five slot machines will be permitted in establishments having less than five thousand square feet of usable floor space.

**RECOMMENDATION:**

FORWARDED to the 1/22/2003 City Council meeting with no recommendation pursuant to the 1/6/2003 Recommending Committee until a public hearing can be held by the City Council.

First Reading – 12/18/2002; First Publication – N/A

**BACKUP DOCUMENTATION:**

None

**MOTION:**

None required.

**MINUTES:**

Recommendation noted.

1/22/2003 Council Agenda

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

**Bill No. 2002-144** – Revises the zoning requirements for various types of financial institutions and businesses. Sponsored by: Councilman Michael J. McDonald

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This bill responds to the growing number of financial-related businesses (check-cashing, paycheck advance, auto title loan, auto pawn) that recently have been established without adequate consideration of their zoning impact. The bill will establish standards and requirements to ensure that the establishment of these businesses is compatible with surrounding areas.

**RECOMMENDATION:**

FORWARDED to the 1/22/2003 City Council meeting with no recommendation pursuant to the 1/6/2003 Recommending Committee.

First Reading – 12/18/2002; First Publication – 1/10/2003

**BACKUP DOCUMENTATION:**

None

**MOTION:**

None required.

**MINUTES:**

Recommendation noted.

1/22/2003 Council Agenda



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

**Bill No. 2002-145** – Repeals and replaces LVMC Chapter 6.50, relating to liquor control, and revises related zoning provisions. Proposed by: Mark Vincent, Director, Finance and Business Services

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

In addition to adding new alcoholic beverage licensing categories for banquet facilities, convention facilities, nonprofit club restaurant service bars, billiard parlors, convenience stores, art galleries, art studios, buses and limousines this bill reorganizes the presentation of the existing alcoholic beverage regulations, including moving related zoning matters from Chapter 6.50 to Title 19 of the City Code. Special use permit regulations for unlicensed locations hosting social events with alcoholic beverage sales are also established.

**RECOMMENDATION:**

ABEYANCE to the 2/3/2003 Recommending Committee meeting pursuant to the 1/6/2003 Recommending Committee.

First Reading – 12/18/2002; First Publication – N/A

**BACKUP DOCUMENTATION:**

None

**MOTION:**

None required.

**MINUTES:**

Recommendation noted.

1/22/2003 Council Agenda

2/3/2003 Recommending Committee

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

NEW BILL:

**Bill No. 2003-1** – Requires a separation of one thousand feet between properties where alcoholic beverages are being consumed or possessed in open containers and properties where religious, school, hospital, drug treatment or shelter services are being offered. Proposed by: Mark Vincent, Director of Finance and Business Services

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This bill prohibits persons from drinking from or possessing open containers of alcoholic beverages that were originally purchased in sealed or corked containers, if these acts take place on property within one thousand feet of a church, synagogue, public or private school, hospital, drug treatment center or homeless shelter. These restrictions do not apply to consumption or possession of open containers of alcoholic beverages on residential property or on property for which the City has issued a special event license for that purpose.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-1

**MOTION:**

None required.

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)  
**2-1484**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2003-2** – Allows the use “Astrologer, Hypnotist, or Psychic Art and Science” as a permitted use in the C-1, C-2, C-M and M Zoning Districts. Proposed by: Robert S. Genzer, Director of Planning and Development

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This bill will allow the use “Astrologer, Hypnotist, or Psychic Art and Science” as a permitted use in the C-1, C-2, C-M and M Zoning Districts. It has been determined that the impact of the use will be no greater than similar uses permitted in those districts.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-2

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)

**2-1484**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2003-3** – Allows mixed-use development in the Downtown Redevelopment Area by means of special use permit. Proposed by: Robert S. Genzer, Director of Planning and Development

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The City's zoning regulations currently do not allow mixed-use development to the extent necessary to encourage appropriate redevelopment downtown. This bill will allow such development to occur in the Downtown Redevelopment Area by means of special use permit.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-3

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)

**2-1484**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2003-4** – Establishes standards for outdoor dining in the Downtown Overlay District.

Proposed by: Robert S. Genzer, Director of Planning and Development

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Outdoor dining is encouraged within the Downtown Overlay District. However, neither the City's zoning regulations nor the regulations governing the use of sidewalk areas currently allow outdoor dining in those areas. This bill will allow, and establish standards for, such outdoor dining within the Downtown Overlay District.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-4

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)

**2-1484**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

NEW BILL:

**Bill No. 2003-5** – Establishes a process for obtaining a waiver of certain fees related to parade permits. Proposed by: Doug Selby, City Manager

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The Municipal Code currently requires the holder of a parade permit to reimburse the City for the costs it incurs in connection with the permit and the associated parade. Occasionally the City is asked to waive the requirement to pay some or all of these costs. This bill will formalize the process by which the City Council or City Manager (depending on the amount) may grant a waiver.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-5

**MOTION:**

None required.

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)

**2-1484**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

NEW BILL:

**Bill No. 2003-6** – Annexation No. A-0035-02 – Property location: Bounded by Grand Teton Drive to the north, Puli Road to the west, Hualapai Way to the east, and Centennial Parkway and the I-215 Beltway to the south; Petitioned by: Southwest Desert Equities, LLC, et al.; Acreage: 1,056.84 acres; Zoned: R-U (County zoning), U (PCD) (City equivalent). Sponsored by: Councilman Michael Mack

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property generally bounded by Grand Teton Drive to the north, Puli Road to the west, Hualapai Way to the east, and Centennial Parkway and the I-215 Beltway to the south. The annexation is at the request of various property owners, and includes a number of parcels not requested for annexation. Once the statutory process has been followed, this ordinance will establish the effective date of annexation (February 14, 2003).

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-6 and Location Map

**MOTION:**

None required.

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

CITY COUNCIL MEETING OF JANUARY 8, 2003

New Bills

Item 87 – Bill No. 2003-6

**MINUTES – Continued:**

Before reading the bill under Item 82, CITY ATTORNEY JERBIC advised that this bill would be read this morning, but it is the first item (Item 91) under public hearings of the afternoon session.

(11:18- 11:20)

**2-1484**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

NEW BILL:

**Bill No. 2003-7** – Annexation No. A-0038-02(A) – Property location: Various locations, generally in the north and west areas of the City; Petitioned by: City of Las Vegas; Acreage: 675.6 acres; Zoned: Various zoning designations. Sponsored by: Councilman Michael Mack

**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The proposed ordinance will annex certain parcels pursuant to AB 179 of the 2001 Legislative Session. As undeveloped parcels largely surrounded by property located within the limits of the City, the parcels are eligible for annexation by the City. The effective date of annexation (February 14, 2003) is set by this ordinance.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-7 and Location Map

**MOTION:**

None required.

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)

**2-1484**

**AGENDA SUMMARY PAGE****CITY COUNCIL MEETING OF: JANUARY 8, 2003**

---

**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☐**CONSENT**☒**DISCUSSION****SUBJECT:****NEW BILL:**

Bill No. 2003-8 - Interim warrant ordinance providing for the issuance of a General Obligation Interim Warrant for Special Improvement District #1481 not to exceed \$3,900,000 - Ward 6 (Mack)

**Fiscal Impact**☐**No Impact****Amount:** \$3,933,750☒**Budget Funds Available****Dept./Division:** Public Works - S.I.D.☐**Augmentation Required****Funding Source:** S.I.D. assessments**PURPOSE/BACKGROUND:**

This ordinance authorizes and directs the issuance of a general obligation interim warrant for the payment of the costs and expenses within Special Improvement District #1481. This obligation is expected to be refinanced through the issuance of General Obligation Bonds in or about September 2003. The Interim Warrant (as well as any later bond refinancings) is a general obligation of the City, though property assessments are expected to provide the funding necessary for all debt service requirements.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2003-8

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

1/21/2003 Recommending Committee

1/22/2003 Council Agenda

(11:18- 11:20)

**2-1484**

THE MORNING SESSION RECESSED AT 11:20 A.M.

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Any items from the afternoon session that the Council, staff and/or the applicant wishes to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

**MOTION:**

**REESE – Motion to HOLD IN ABEYANCE Item 95 [MSP-1194] and Item 108 [SUP-1164] to 1/22/2003 – UNANIMOUS with BROWN excused**

**MINUTES:**

MAYOR GOODMAN wished everyone a prosperous, safe and Happy New Year.

COUNCILMAN REESE indicated that the applicant requested that Item 95 [MSP-1194] be held in abeyance to the 1/22/2003 City Council meeting.

ROBERT GENZER, Director, Planning and Development, requested to hold in abeyance Item 108 [SUP-1164] to allow staff to address concerns raised by a protester. He confirmed for MAYOR GOODMAN that the applicant was notified and agreed to the abeyance.

There was no further discussion.

(1:03 – 1:05)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Public hearing on annexation report for the proposed annexation area bounded by Grand Teton Road to the north, Hualapai Way to the east, Puli Road to the west, and Centennial Parkway and the 215 Beltway to the south (Case # A-0035-02) - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

NRS Sections 268.588 and 268.590 require a public hearing in connection with the annexation of property when the long form annexation process is utilized. By previous action, the City Council, in accordance with NRS, has adopted a resolution of intent to annex, set the date for a public hearing, and approved an annexation report regarding the proposed annexation. Notice of this January 8, 2003, public hearing has been provided in accordance with NRS. The annexation report is being presented at this public hearing and those who wish to be heard regarding the annexation will have the opportunity.

**RECOMMENDATION:**

Public hearing only; no action required.

**BACKUP DOCUMENTATION:**

Annexation Report

**REPORT GIVEN**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

SEAN ROBERTSON, Planning and Development Department, explained that the Nevada Revised Statute (NRS) requires that a report of the services to be provided to the area be placed on file with the Clerk and presented at this public hearing. He indicated that the report outlines where existing services are and how they will be applied upon development of the area. The report and maps have been included in the back up.

CITY COUNCIL MEETING OF JANUARY 8, 2003

Planning and Development Department

Item 91 – Annexation bounded by Grand Teton Road to the North, Hualapai Way to the east, Puli Road to the west, and Centennial Parkway and 215 Beltway to the south (Case #A-0035-02)

**MINUTES – Continued:**

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:05 – 1:06)

**3-66**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PLANNING AND DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

PLANNING & DEVELOPMENT DEPARTMENT PM SESSION INDEX:

***CONSENT AGENDA***

NO ITEMS

***DISCUSSION/ACTION ITEMS***

REVIEW OF CONDITION - PUBLIC HEARING

- 92     **ROC-1142** - Coronado Bay/Sahara Limited Liability Company

SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING

- 93     **SDR-1120** - Southwest Desert Equities, Limited Liability Company  
94     **SDR-1128** - Southwest Desert Equities, Limited Liability Company

MASTER SIGN PLAN - PUBLIC HEARING

- 95     **MSP-1194** - Heyer Living Trust 1196 on behalf of Terrible Herbst

VACATION - PUBLIC HEARING

- 96     **ABEYANCE ITEM - VAC-1098** - Talon Jones, Limited Liability Company  
97     **VAC-1147** - PN II, Incorporated on behalf of Pulte Homes  
98     **VAC-1185** - Montecito Town Center Limited Liability Company  
99     **VAC-1187** - Montecito Town Center Liability Company  
100    **VAC-1188** - Jack Binion and Phyllis Cope

VARIANCE - PUBLIC HEARING

- 101    **VAR-1182** - Pardee Construction Company on behalf of Pardee Homes

SPECIAL USE PERMIT RELATED TO VAR-1182 - PUBLIC HEARING

- 102    **SUP-1183** - Pardee Construction Company on behalf of Pardee Homes

VARIANCE - PUBLIC HEARING

- 103    **VAR-1204** - Kent Scow

SPECIAL USE PERMIT - PUBLIC HEARING

- 104    **ABEYANCE ITEM - SUP-1047** - Peccole Nevada Corporation

SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-1047 - PUBLIC HEARING

- 105    **ABEYANCE ITEM - SDR-1048** - Peccole Nevada Corporation

PLANNING & DEVELOPMENT - Page Two

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City Council Meeting of January 8, 2003

SPECIAL USE PERMIT - PUBLIC HEARING

- 106 **SUP-1144** - Aram and Arpy Koutnouyan Armenian Revocable Living Trust on behalf of Negesse Gashaw
- 107 **SUP-1146** - Arts Factory Limited Liability Company on behalf of Tinoco's Bistro
- 108 **SUP-1164** - Boca Park Parcels, Limited Liability Company on behalf of Higco
- 109 **SUP-1186** - Bob Stupak on behalf of Sandy Blumen and Nicole Jensen

REZONING - PUBLIC HEARING

- 110 **Z-0071-02** - Fre-Al, Limited Liability Company and Albert Flangas on behalf of Fred Lessman
- 111 **ZON-1053** - Romneer, Limited Partnership

SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-1053 - PUBLIC HEARING

- 112 **SDR-1054** - Romneer, Limited Partnership

REZONING - PUBLIC HEARING

- 113 **ZON-1189** - Peter V. Rojas

VARIANCE RELATED TO ZON-1189 - PUBLIC HEARING

- 114 **VAR-1192** - Peter V. Rojas

SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-1189 AND VAR-1192 - PUBLIC HEARING

- 115 **SDR-1190** - Peter V. Rojas

REZONING - PUBLIC HEARING

- 116 **ZON-1193** - Buffalo PFD Limited Partnership, et al on behalf of KB Home Nevada, Inc.

VARIANCE RELATED TO ZON-1193 - PUBLIC HEARING

- 117 **VAR-1195** - Buffalo PFD Limited Partnership, et al on behalf of KB Home Nevada, Inc.

SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-1193 AND VAR-1195 - PUBLIC HEARING

- 118 **SDR-1196** - Buffalo PFD Limited Partnership, et al on behalf of KB Home Nevada, Inc.

GENERAL PLAN AMENDMENT - PUBLIC HEARING

- 119 **GPA-0033-02** - Apache Cheyenne, Limited Liability Company

PLANNING & DEVELOPMENT - Page Three  
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City Council Meeting of January 8, 2003

- 120     REZONING RELATED TO GPA-0033-02 - PUBLIC HEARING  
       **Z-0079-02** - Apache Cheyenne, Limited Liability Company
- 121     SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-0033-02 AND Z-0079-02 -  
       PUBLIC HEARING  
       **SDR-1020** - Apache Cheyenne, Limited Liability Company
- 122     SPECIAL USE PERMIT RELATED TO GPA-0033-02, Z-0079-02 AND SDR-1020 -  
       PUBLIC HEARING  
       **SUP-1105** - Apache Cheyenne, Limited Liability Company
- 123     VARIANCE RELATED TO GPA-0033-02, Z-0079-02, SDR-1020 AND SUP-1105 -  
       PUBLIC HEARING  
       **VAR-1106** - Apache Cheyenne, Limited Liability Company
- 124     SPECIAL USE PERMIT RELATED TO GPA-0033-02, Z-0079-02, SDR-1020, SUP-1105  
       AND VAR-1106 - PUBLIC HEARING  
       **SUP-1107** - Apache Cheyenne, Limited Liability Company

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

REVIEW OF CONDITION - PUBLIC HEARING - **ROC-1142 - CORNADO BAY/SAHARA LIMITED LIABILITY COMPANY** - Request for a Review of Condition of an Approved Site Development Plan Review [Z-0038-02(1)] for condition #4, WHICH REQUIRED A THREE FOOT BERM at 7872 West Sahara Avenue (APN: 163-04-806-001), U (Undeveloped) Zone [R (Rural Density Residential) General Plan Designation] under Resolution of Intent to O (Office) Zone, Ward 1 (M. McDonald). The Planning Commission (3-0-3 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (3-0-3 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**M. McDONALD – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

No one was present to represent the application.

The item was trailed so that ROBERT GENZER, Director, Planning and Development Department, could contact the applicant.

When discussion resumed on this item, COUNCILMAN McDONALD moved to approve this item, as he and MR. GENZER had had an opportunity to speak with the developer.

No one appeared in opposition.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 92 – ROC-1142

**MINUTES – Continued:**

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:06 – 1:07/1:25 – 1:26)

**3-99/3-728**

**CONDITIONS:**

Planning and Development

1. Condition Number 4 of the Site Development Plan Review imposed at the time of approval of the City Council on August 7, 2000 shall be amended to read as follows: “The landscape plan shall to be approved by the Planning and Development Department staff prior to the time application is made for a building permit shall reflect a minimum 13 foot wide landscape planter along the north property line and install 36 inch box trees 25 feet on center with shrubs and ground cover.”
2. The slope and grade of the landscape planter area shall be consistent with the landscaping to the properties to the west and east of the site.

# **AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

## **SUBJECT:**

**SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - SDR-1120 - SOUTHWEST DESERT EQUITIES, LIMITED LIABILITY COMPANY ON BEHALF OF CONCORDIA HOMES** - Request for a Site Development Plan Review FOR A 77-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on 22.18 acres adjacent to the northwest and northeast corners of Cliff Shadows Parkway and Hickam Avenue (APN: 137-01-301-010 and a portion of 137-01-301-003), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] [PROPOSED: PD (Planned Development)], Ward 4 (Brown). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

## **PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

## **APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

## **RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

## **BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

## **MOTION:**

**BROWN – APPROVED** subject to conditions and amending Condition #3 as follows:

3. The applicant shall contribute \$149,072 to partially support the development cost of Park #2 within the Lone Mountain West Plan Area, unless an alternate development plan for Park #2 has been submitted to and recommended for approval by the Park Development Team. All appropriate written agreements and/or Master Plan amendments must be reviewed by the Planning & Development and Public Works Departments and approved by City Council prior to the revision or elimination of the payment requirement first noted above. If cash payment is made, such shall be collected by the Land Development Section prior to the issuance of any permits or release of a Final Map related to this site, whichever may occur first. It is acknowledged that a different contribution amount may be decided upon when implementation of the Master Plan is resolved to be mutually acceptable within the terms of the Plan. If a developer-managed park construction effort is allowed by the

**Agenda Item No. 94**

*revised Master Plan, a performance bond must be presented to the City prior to the issuance of any permits or release of a Final Map whichever may occur first.*

– UNANIMOUS

**CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 93 – SDR-1120**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

JEFFREY ARMSTRONG, VTN Nevada, 2727 South Rainbow Boulevard, appeared on behalf of the applicant and concurred with staff recommendations, as well as Public Works' amended condition.

TODD FARLOW, 240 North 19<sup>th</sup> Street, referred to the Conservation Element of the 2020 Master Plan and asked the applicant what design features are provided in the homes to make them compatible with the harsh desert climate. He stated that under the 1978 National Energy Act, homes are required to be energy efficient. He indicated that the homes in the proposed project should face south. The proposed site plan shows that none of the homes face south. A dedicated effort should be made on how the homes are set up. MR. ARMSTRONG replied that the design features of the homes are standard, compatible with the plan and only the most energy-efficient materials are used. Cliff Shadows Parkway bisects this particular site making it hard to have north and south facing homes. The east/west is the best configuration for this particular site.

BART ANDERSON, Public Works, read into the record the amendment to Condition #3, to which MR. ARMSTRONG agreed.

COUNCILMAN BROWN stated that if the Lone Mountain Master Plan were to be revisited, a master developer for the plan would have clearly been delineated. Since it was not done, projects within the master planned community are being bisected by the spine road. The City has tried to be consistent with the \$149,072 contribution so the development community pays for Park #2. The City will continue to do so to ensure that there is equity built into the overall development. If the private sector can build Park #2 as a group or as an individual, they can probably do it in a more timely and less expensive fashion. He encouraged looking at that option. But until someone comes forward, the \$149,072 contribution will remain.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: During discussion of Item 94 [SDR-1128], regarding the calculation of the contribution amount, COUNCILMAN BROWN affirmed that ATTORNEY FIORENTINO was correct regarding the size of the parcel and the formula has been consistent. The formula is based on acreage; therefore the contribution amount would not always be \$129,000. BART ANDERSON, Public Works, verified COUNCILMAN BROWN'S comment.

(1:07 – 1:18)



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 93 – SDR-1120

**CONDITIONS:**

Planning and Development

1. The setbacks for this development shall be a minimum of 20 feet to the garage and 15 feet to the front of the house as measured from back of sidewalk or from back of curb if no sidewalk is provided, 5 feet on the side, 10 feet on the corner side, and 15 feet in the rear.
2. The applicant shall work with the master developer to determine the proportionate share of the cost of provision of infrastructure and services.
3. The applicant shall contribute \$149,072 toward the cost of park 2 within the Lone Mountain West Master Plan Area, prior to the issuance of any building permits.
4. The landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 30 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters.
5. The applicant shall construct a fifty-foot wide multi-use trail along the east and north sides of the development. The applicant shall also complete construction of the trail prior to 75% of the subdivision being built-out.
6. A detailed landscaping plan depicting the trails, street frontages, and pocket park areas must be submitted prior to or at the same time application is made for a building permit.
7. All proposed landscape plans shall demonstrate compliance with the Lone Mountain West Development Plan plant palette.
8. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
9. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
10. Air conditioning units shall not be mounted on rooftops.
11. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 93 – SDR-1120

**CONDITIONS – Continued:**

12. Any perimeter property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
13. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
14. All City Code requirements and design standards of all City departments must be satisfied.

**Public Works**

15. Coordinate with the Department of Public Works to determine appropriate public street alignments necessary to provide access to Assessor's Parcel Numbers 137-01-301-001 and 137-01-301-002 to the west of this site prior to approval of a Tentative Map for this site; the Final Map for this site shall dedicate necessary right-of-way to provide such access.
16. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access and on site circulation prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Gated access driveways, if proposed, shall be designed, located and constructed in accordance with Standard Drawing #222A.
17. Meet with the Fire Protection Engineering Section of the Department of Fire Services prior to submittal of a Tentative Map for this site. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services.
18. Site development to comply with all applicable conditions of approval for Zoning Reclassification ZON-1123 and all other subsequent site-related actions.

# **AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

## **SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO SDR-1120 - PUBLIC HEARING - **SDR-1128 - SOUTHWEST DESERT EQUITIES, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review FOR A 147-LOT SINGLE FAMILY ATTACHED RESIDENTIAL DEVELOPMENT on 16.74 acres adjacent to the northeast corner of Cliff Shadows Parkway and Alexander Road (a portion of APN: 137-01-301-003), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation and U (Undeveloped) [PCD (Planned Community Development) General Plan Designation under Resolution of Intent to PD (Planned Development) [PROPOSED: PD (Planned Development)], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (5-0-1 vote) recommends APPROVAL

## **PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

## **APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

## **RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (5-0-1 vote) recommends APPROVAL, subject to conditions.

## **BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at meeting - Proposed condition changes

## **MOTION:**

**BROWN – APPROVED** subject to conditions, deleting Condition 2A and 2C, and the following amended conditions:

1. The setbacks for the development shall be 4 feet to the garage as measured from the back of the private drive, 8 feet to the side containing the front door, zero feet on the attached side, and 4 feet in the rear.
- 2B. *The applicant shall vary the elevations of the homes so that the same floor plan and elevation does not occur on any two adjacent homes, nor any two homes directly across the street from each other.*
4. The applicant shall contribute \$129,000 to partially support the development cost of Park #2 within the Lone Mountain West Master Plan Area unless an alternate

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 94 – SDR-1128

**MOTION – Continued:**

*development plan for Park #2 has been submitted to and recommended and/or Master Plan amendments must be reviewed by the Planning & Development and Public Works Departments and approved by City Council prior to the revision or elimination of the payment requirement first noted above. If cash payment is made, such shall be collected by the Land Development Section prior to the issuance of any permits or release of a Final Map related to this site, whichever may occur first. It is acknowledged that a new contribution amount may be decided if a revised Master Plan is being enforced. If a developer-managed park construction effort is allowed by the Master Plan, a performance bond must be presented to the City prior to the issuance of any permits or release of a Final Map whichever may occur first.*

6. The applicant shall construct a 50-foot wide multi-use trail *through the Nevada Power easement* and a 35-foot wide multi-use transportation and equestrian trail along the north side of Alexander Road. The applicant shall also complete construction of the trails prior to 75% of the subdivision being build-out.

– UNANIMOUS

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY MARK FIORENTINO, Kummer Kaempfer Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant. He thanked staff for working through issues relating to this item. This is a difficult parcel to develop because the power line and trail run in the middle of the parcel and there are substantial grade differences from west to east. There is approximately a 35 to 45-foot difference from beginning to end. The Planning Commission approved this project and he has worked with staff on the revisions to some conditions.

MAYOR GOODMAN questioned whether the contribution amount of \$129,000 for the park is correct. ATTORNEY FIORENTINO replied that that amount is based on a formula that is established in the master plan that takes into account acreage. The amount on the previous item was higher because the acreage was higher. MAYOR GOODMAN commented that that would be inconsistent with what COUNCILMAN BROWN previously stated. COUNCILMAN BROWN and BART ANDERSON, Public Works, affirmed that ATTORNEY FIORENTINO was correct regarding the size of the parcel and that the formula has been consistent. MAYOR GOODMAN directed staff to apply this comment to Item 93 [SDR-1120].

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 94 – SDR-1128

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, stated that the homes do not face south. The previous issue stated that the standard design was going to be used. He referred to a book given to him by COMMISSIONER EVANS, “Learning From Las Vegas” regarding home designs. The City has an opportunity to show the world how energy-efficient communities can be built. This fits into the conservation element.

MARGO WHEELER, Planning Manager, Planning and Development Department, summarized the amendments of the conditions as submitted by ATTORNEY FIORENTINO, which were made part of the record. She also indicated that Condition 2A should be deleted. MR. ANDERSON read into the record the amendment to Condition #4.

ATTORNEY FIORENTINO pointed out that the site plan has been modified and a copy was submitted to staff. Due to this modification, he remarked that Condition 2C should be deleted. MS. WHEELER concurred with his request.

COUNCILMAN BROWN verified with ATTORNEY FIORENTINO that the CC&R’S would also address the overnight parking.

MR. ANDERSON indicated that Condition #4 should be the same condition as specified in Item 93 [SDR-1120] but with a \$129,000 contribution amount.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:18 – 1:26)

**3-423**

**CONDITIONS:**

Planning and Development

1. The setbacks for this development shall be 5 feet to the garage as measured from the back of the private drive, 8 feet to the side containing the front door, zero feet on the attached side, and 5 feet in the rear.
2. The site plan and landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a tentative map, to reflect the following:
  - A. The addition of visitor parking provided throughout the site.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 94 – SDR-1128

**CONDITIONS - Continued:**

- B Redesign the site to incorporate a more curvilinear designed street pattern.
  - C. Removal of the 165-foot long private drive or modify the layout so the four houses backing up to the 165-foot long private drive are no longer backing up to the private drive.
3. The applicant shall work with the master developer to determine the proportionate share of the cost of provision of infrastructure and services.
  4. The applicant shall contribute \$129,000 toward the cost of park 2 within the Lone Mountain West Master Plan Area, prior to the issuance of any building permits.
  5. The landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 30 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters.
  6. The applicant shall construct a fifty-foot wide multi-use trail along the east and north sides of the development and a 35-foot wide multi-use transportation trail and equestrian trail along the north side of Alexander Road. The applicant shall also complete construction of the trails prior to 75% of the subdivision being built-out.
  7. A detailed landscaping plan depicting the trails, street frontages, and pocket park areas must be submitted prior to or at the same time application is made for a building permit.
  8. All proposed landscape plans shall demonstrate compliance with the Lone Mountain West Development Plan plant palette.
  9. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
  10. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
  11. Air conditioning units shall not be mounted on rooftops.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 94 – SDR-1128

**CONDITIONS – Continued:**

12. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
13. Any perimeter property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
14. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
15. All City Code requirements and design standards of all City departments must be satisfied.

**Public Works**

16. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Gated access driveways, if proposed, shall be designed, located and constructed in accordance with Standard Drawing #222A.
17. Meet with the Fire Protection Engineering Section of the Department of Fire Services prior to submittal of a Tentative Map for this site. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services.
18. Site development to comply with all applicable conditions of approval for Zoning Reclassification ZON-1123 and all other subsequent site-related actions.



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

MASTER SIGN PLAN - PUBLIC HEARING - **MSP-1194 - HEYER LIVING TRUST 1996 ON BEHALF OF TERRIBLE HERBST** - Request for a Master Sign Plan FOR A PROPOSED CONVENIENCE STORE, GAS CANOPY AND CAR WASH on 4.65 acres located at 2401 West Bonanza Road (APN: 139-29-801-004), C-2 (General Commercial) Zone, Ward 5 (Weekly). The Planning Commission (2-2-1 vote on a motion for approval) has NO RECOMMENDATION. Staff recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (2-2-1 vote on a motion for approval) has NO RECOMMENDATION. Staff recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – Motion to HOLD IN ABEYANCE Item 95 [MSP-1194] and Item 108 [SUP-1164] to 1/22/2003 – UNANIMOUS with BROWN excused**

**MINUTES:**

MAYOR GOODMAN wished everyone a prosperous, safe and Happy New Year.

COUNCILMAN REESE indicated that the applicant requested that Item 95 [MSP-1194] be held in abeyance to the 1/22/2003 City Council meeting.

There was no further discussion.

(1:03 – 1:05)

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - VACATION - PUBLIC HEARING - **VAC-1098 - TALON JONES, LIMITED LIABILITY COMPANY** - Petition to vacate a portion of Red Rock Street generally located east of Jones Boulevard, south of Charleston Boulevard, Ward 1 (M. McDonald). The Planning Commission (7-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**M. McDONALD – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

DAN HESS, 25890 Lindell Road, appeared on behalf of the applicant and concurred with staff recommendations.

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:26 – 1:27)

**3-728**

**CONDITIONS:**

**Agenda Item No. 97**

1. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 96 – VAC-1098

**CONDITIONS - Continued:**

2. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom shall be provided if required.
3. All development shall be in conformance with code requirements and design standards of all City Departments.
4. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #1 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and other easements or sight visibility that would/should cross any right-of-way being vacated must be retained.
5. If the Order of Vacation is not recorded within one (1) year after approval by the City Council or an Extension of Time is not granted by the Planning Director, then approval will terminate and a new petition must be submitted.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

VACATION - PUBLIC HEARING - VAC-1147 PN II, INCORPORATED ON BEHALF OF PULTE HOMES - Petition to vacate Public Utility, Sewer, Ingress and Egress Easements generally located west of Broad Peak Drive and north of Mountain Spa Drive, Ward 6 (Mack). The Planning Commission (5-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK – APPROVED** subject to conditions and amending Condition #1 as follows:

1. A new public sewer line shall be constructed and new easements granted at a location acceptable to the City Engineer, *unless an alternative public sewer service plan is approved by the City Engineer.*

– UNANIMOUS

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

VALERIE POWERS, Stantec Consulting, 7251 West Charleston Boulevard, appeared on behalf of the applicant and concurred with staff recommendations.

BART ANDERSON, Public Works, recommended that a sentence be added at the end of Condition #1. MS. POWERS concurred with the addition.

No one appeared in opposition.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 97 – VAC-1147

**MINUTES – Continued:**

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:26 – 1:28)

**3-756**

**CONDITIONS:**

1. A new public sewer line shall be constructed and new easements granted at a location acceptable to the City Engineer.
2. This Vacation shall be amended to include public sewer and public drainage easements as required by the Department of Public Works.
3. Site development to comply with all applicable conditions of approval for Z-75-91, the Mountain Spa Master Development Plan, the Silverstone Ranch Master Development Plan, and all other subsequent site-related actions.
4. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.
5. All development shall be in conformance with code requirements and design standards of all City departments.
6. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #4 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way being vacated must be retained.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 97 – VAC-1147

**CONDITIONS – Continued:**

7. If the Order of Vacation is not recorded within one (1) year after approval by the City Council and the Planning Commission does not grant an Extension of Time, then approval will terminate and a new petition must be submitted.

# **AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

VACATION - PUBLIC HEARING - **VAC-1185 - MONTECITO TOWN CENTER LIMITED LIABILITY COMPANY** - Petition to vacate a portion of Bath Avenue located between Riley Avenue and Durango Drive, a portion of Rome Boulevard located between Riley Avenue and Durango Drive, and a portion of Bonita Vista Street located between Bath Avenue and Rome Boulevard, Ward 6 (Mack). The Planning Commission (4-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK – APPROVED** subject to conditions and amending Condition #2 as follows:

2. Provide a plan acceptable to the City *Engineer* showing how legal access to the adjacent Not-A-Part parcels south of Rome Boulevard will be preserved, and how the realignment of Rome Boulevard will not result in undevelopable remnants prior to the recordation of an Order of Vacation. Any additional rights-of-way necessary to provide such access must be dedicated prior to recordation of an Order of Vacation for this action, *unless otherwise allowed by the City Engineer.*

– **UNANIMOUS** with GOODMAN abstaining because a partner of his in a real estate venture is also involved in this particular matter

NOTE: MAYOR GOODMAN abstained on Item 98 [VAC-1185] and Item 99 [VAC-1187] but disclosed that he would be voting on Item 100 [VAC-1188], as he does not have a conflict.

**MINUTES:**

MAYOR PRO TEM REESE declared the Public Hearing open.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 98 – VAC-1185

**MINUTES - Continued:**

ATTORNEY MARK FIORENTINO, Kummer Kaempfer Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant. The Montecito development is located in the northwest portion of Town Center. These vacations are consistent with the Development Agreement approved by the City Council. He indicated that Public Works would be recommending changes to the conditions for all the items, which he had reviewed and accepted.

TOM McGOWAN, Las Vegas citizen, asked the reason for the vacation. ATTORNEY FIORENTINO replied that these are rights-of-way that will not be required for the development of this property because of alternative rights-of-way.

DOTTIE MILLER, Timberlake, stated that Timberlake residents met with representatives of Montecito who stated that buffering could be provided along the entire street west of Timberlake, as well as jogging trails and open spaces. However, at their association meeting on December 10<sup>th</sup>, CHARLIE KAJKOWSKI was present and Montecito informed them that it would be costly due to the underground utilities. She asked that the item be abeyed for a couple of months so that a vote could be obtained from the surrounding community, who is divided on the issue. The options recommended by MR. KAJKOWSKI should be considered. MS. MILLER indicated that the residents were not notified about VAC-1188], but were being told something entirely different.

JAY LEAVITT, 8336 Fawn Heather Court, resides adjacent to Durango Drive. This is a completely different plan than that seen by the residents. Issues regarding secondary access on Fawn Heather Court and S-Curve access have not been addressed. He asked that the item be held in abeyance.

MARIA ZALDOVAR VAUGHT, 8232 Fawn Heather Court, expressed concern that any changes on Durango Drive will leave the residents without an exit from their development, except for the exits located on Frontage Road. She also requested that the item be held in abeyance so that the new plan can be discussed.

In rebuttal, ATTORNEY FIORENTINO commented that he is aware of the Timberlake residents' concerns. In fact, one condition being amended gives the Council and staff the flexibility to resolve those concerns. He pointed out that he has been working with both COUNCILMEN BROWN and MACK to try to find a way to take the Durango Drive alignment off of the Timberlake Development. The original Master Plan for Streets and Highways had

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 98 – VAC-1185

**MINUTES - Continued:**

Durango Drive as a major carrier of traffic all the way north/south throughout the Valley. For years they have been working to find a way to take that traffic away from their immediate border. Originally, they thought they could vacate the entire length of Durango Drive, but the problem with vacating the entire street is two-fold. First, there are utility easements in the portion immediately adjacent to Timberlake where all of the utilities have underground lines. Secondly, Timberlake residents want to maintain access. This application will only vacate Montecito's portion. A substantial buffer will be provided and Public Works' recommended condition would give the applicant the flexibility to work with the Timberlake residents and the City's traffic engineers to create the exact design showing how access to the adjacent property will be preserved.

ATTORNEY FIORENTINO added that the other two applications are unrelated to Timberlake and those residents who did not receive notices are probably outside of the notice area.

COUNCILMAN MACK asked BART ANDERSON, Public Works Department, to read into the record the modification to Condition #2 for Item 98 [VAC-1185]. He also recommended that a condition be added to Item 99 [VAC-1187]. COUNCILMAN MACK stated that Public Works staff went to Timberlake and showed different alternatives relating to access. The second phase of a Special Improvement District (SID) in a Regional Transportation Commission (RTC) project was begun from Lone Mountain to Tropical Parkway. Once this project is complete, it will become a major arterial road that will go from US95 to Rhodes Ranch. A major road will produce a lot of traffic and getting that traffic away from Timberlake is a good thing. The egress and ingress will need to be determined to keep the traffic out of the rear of Timberlake and amended Condition #2 will do that.

MR. LEAVITT disputed ATTORNEY FIORENTINO'S comments. Timberlake Association does not want half of Durango Drive to remain public. The residents are divided on this issue. The public utilities are already in place and the Vacation could go forward reserving those easements. The area would not be usable for anything other than a park or a private street. Vacating only half of the street would create a burden on the Timberlake residents. COUNCILMAN BROWN affirmed with MR. ANDERSON that the east side entrance to Timberlake would be a cul-de-sac further to the south. The existing Frontage Road is not intended at this time to go underneath the Durango Drive interchange, but there will be access from the north. ATTORNEY FIORENTINO mentioned that these actions would not impose any responsibility on Timberlake to maintain this portion of the road. It will remain a City road and

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 98 – VAC-1185

**MINUTES – Conditions:**

be City maintained. The question is how it will be designed. Today's action would not prohibit them from vacating their half at some future date and maintain it themselves or turn it into a park. COUNCILMAN BROWN noted that that is probably between Timberlake and the City. The City still controls what they have to do as far as buffering, be it full width of Durango Drive or half the width. MR. LEAVITT emphasized that for three years, Montecito represented that if the entire corridor were to be vacated, that it would be used as a buffer with landscaping. However, the first week in December, that all changed and a new proposal was presented.

MATT WERNER, 6600 West Charleston Boulevard, Montecito Town Center, LLC, pointed out that the Development Agreement stated that there would be a 100-foot buffer between Timberlake and any development in Montecito Town Center. In addition, a buffer would either be a street or some sort of landscape area or a combination of both. By moving forward with this vacation today that would be changed. There still would be a minimum 50-foot street and a minimum 50-foot buffer zone that would be a no-structure zone. The issues are the utilities, one of which is a 60-inch water line. He believes that with the recommended conditions, they have the flexibility to maintain their access and move forward with the new design.

MR. ANDERSON read into the record an added condition to be applied to Item 99 [VAC-1187], since much of the discussion centered on that item.

COUNCILMAN MACK moved for approval indicating that the Montecito Development Agreement takes into consideration the 50-foot buffering. In addition, the City will be working closely with the Timberlake community regarding ingress and egress.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 98 [VAC-1185] and Item 99 [VAC-1187] was held under Item 98 [VAC-1185]. See also item 100 [VAC-1188] for additional discussion.

(1:28 – 1:48)

**3-810**

**CONDITIONS:**

1. Legal access to all existing and/or proposed parcels, adjacent to the vacated area, must be provided or maintained. The Order of Vacation shall not record until all parcel access issues have been resolved.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 98 – SDR-1185

CONDITIONS - Continued:

2. Provide a plan acceptable to the City and the owner of Assessor's Parcel Number 125-20-803-003, adjacent to Rome Boulevard to the south, showing how legal access will be preserved or provided prior to the recordation of an Order of Vacation. Any additional rights-of-way necessary to provide such access must be dedicated prior to recordation of an Order of Vacation for this action.
3. Provide all necessary dedications for the re-aligned Durango Drive (aka Town Center Loop Road), and Deer Springs Way prior to recordation of the Order of Vacation.
4. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainage ways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.
5. The Town Center Development Standards Manual, Map Four A, entitled Town Center Street Classifications, shall be amended to reflect the removal of the subject portions of rights-of-ways.
6. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.
7. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom shall be provided if required
8. All development shall be in conformance with code requirements and design standards of all City departments.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 98 – SDR-1185

**CONDITIONS - Continued:**

9. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #6 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way being vacated must be retained.
10. If the Order of Vacation is not recorded within one (1) year after approval by the City Council and the Planning Commission does not grant an Extension of Time, then approval will terminate and a new petition must be submitted.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

VACATION - PUBLIC HEARING - VAC-1187 - MONTECITO TOWN CENTER LIMITED LIABILITY COMPANY - Petition to vacate a portion of Durango Drive located between Deer Springs Way and Centennial Parkway, Ward 6 (Mack). The Planning Commission (4-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

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**City Council Meeting**

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**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

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**City Council Meeting**

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**RECOMMENDATION:**

The Planning Commission (4-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from 12/5/2002 Planning Commission meeting Item 47

**MOTION:**

**MACK – APPROVED** subject to conditions and the following added condition:

- *Prior to recordation of an Order of Vacation, provide a plan for approval by the City Engineer showing how the remaining portion of the old Durango Drive will tie into the realigned Durango Drive (aka Montecito Parkway), and how the western edge of the remaining portion of old Durango Drive will be constructed.*

– **UNANIMOUS** with GOODMAN abstaining because a partner of his in a real estate venture is also involved in this particular matter

NOTE: MAYOR GOODMAN abstained on Item 98 [VAC-1185] and Item 99 [VAC-1187] but disclosed that he would be voting on Item 100 [VAC-1188], as he does not have a conflict.

**MINUTES:**

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY MARK FIORENTINO, Kummer Kaempfer Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 99 – VAC-1187

**MINUTES – Continued:**

NOTE: All discussion pertaining to Item 98 [VAC-1185] and Item 99 [VAC-1187] was held under Item 98 [VAC-1185]. See also item 100 [VAC-1188] for additional discussion.

(1:28 – 1:48)

**3-810**

**CONDITIONS:**

1. The limits of this vacation shall be revised to vacate only the western half of Durango Drive from Deer Springs Way to Rome Boulevard. No portion of Durango Drive south of the Darling Road alignment shall be vacated with this action. Staff is authorized to modify the exact limits of this vacation application to accommodate technical issues.
2. Provide all necessary dedications for the re-aligned Durango Drive (aka Town Center Loop Road) and Deer Springs Way prior to recordation of the Order of Vacation.
3. A 20 foot wide public sewer easement, centered about the main, shall be retained or provided for the existing public sewer currently located in the full length of old Durango Drive and for the proposed sewer per the November 6, 2001 Master Sewer Plan for Montecito Town Center, unless a plan to relocate such sewer is submitted to and approved by the Department of Public Works. Such sewer relocation, if proposed, shall be constructed and operational prior to recordation of the Order of Vacation for this site.
4. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.



5. The Town Center Development Standards Manual, Map Four A, entitled Town Center Street Classifications, shall be amended to reflect the removal of the subject portions of rights-of-ways.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 99 – VAC-1187

**CONDITIONS – Continued:**

6. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.
7. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom shall be provided if required. The applicant shall save and except the following: an easement to Sprint, over, across, and under the East 10.00 feet of the proposed vacation, together with the reasonable rights of ingress and thereto and egress therefrom.
8. All development shall be in conformance with code requirements and design standards of all City departments.
9. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #6 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way being vacated must be retained.
10. If the Order of Vacation is not recorded within one (1) year after approval by the City Council and the Planning Commission does not grant an Extension of Time, then approval will terminate and a new petition must be submitted.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

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**DISCUSSION**

**SUBJECT:**

**VACATION - PUBLIC HEARING - VAC-1188 - JACK BINION AND PHYLLIS COPE -**  
 Petition to vacate a portion of Dorrell Lane located between Riley Street and Durango Drive, a portion of Haley Avenue located between Riley Street and Durango Drive, and a portion of Bonita Vista Avenue located between Dorrell Lane and Haley Avenue, Ward 6 (Mack). The Planning Commission (4-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK – APPROVED** subject to conditions and amending Condition #1 as follows:

1. ***This Petition of Vacation shall be allowed to record in phases; Haley Avenue shall not be vacated until an alternative public street access roadway, meeting Town Center Standards, connecting the old Durango Drive alignment to the new relocated Durango Drive alignment (aka Montecito Parkway) is dedicated. A 20 foot wide public sewer easement shall be retained in Dorrell Lane and Haley Avenue, unless an alternative public sewer access plan is submitted to and approved by the City Engineer prior to recordation of an Order of Vacation.***

**– UNANIMOUS**

NOTE: MAYOR GOODMAN abstained on Item 98 [VAC-1185] and Item 99 [VAC-1187] but disclosed that he would be voting on Item 100 [VAC-1188], as he does not have a conflict.

**MINUTES:**

MAYOR PRO TEM REESE declared the Public Hearing open.

**Agenda Item No. 101**

ATTORNEY MARK FIORENTINO, Kummer Kaempfer Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 100 – VAC-1188

**MINUTES - Continued:**

BART ANDERSON, Public Works Department, read into the record an amendment to Condition #1 with the concurrence of ATTORNEY FIORENTINO.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: See Item 98 [VAC-1185] and Item 99 [VAC-1187] for additional discussion.

(1:48 – 1:50)

**3-1622**

**CONDITIONS:**

1. This Petition of Vacation shall be modified to retain a minimum 20 foot wide Public Sewer Easement in Haley Avenue and Dorrell Lane to service parcels east of the future loop road, unless an alternative sewer access plan is submitted to and approved by the City Engineer prior to recordation of an Order of Vacation.
2. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.
3. Provide all necessary dedications for the re-aligned Durango Drive (aka Town Center Loop Road) and Deer Springs Way prior to recordation of the Order of Vacation.

**Agenda Item No. 101**

4. Legal access to all established and/or proposed parcels, adjacent to the vacated area, must be provided or maintained. The Order of Vacation shall not record until all parcel access issues have been resolved.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 100 – VAC-1188

**CONDITIONS – Continued:**

5. The Town Center Development Standards Manual, Map Four A, entitled Town Center Street Classifications, shall be amended to reflect the removal of the subject portions of rights-of-ways.
6. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.
7. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom shall be provided if required.
8. All development shall be in conformance with code requirements and design standards of all City departments.
9. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #6 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way being vacated must be retained.
10. If the Order of Vacation is not recorded within one (1) year after approval by the City Council and the Planning Commission does not grant an Extension of Time, then approval will terminate and a new petition must be submitted.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

VARIANCE - PUBLIC HEARING - VAR-1182 - PARDEE CONSTRUCTION COMPANY ON BEHALF OF PARDEE HOMES - Request for a Variance TO ALLOW NO OPEN SPACE WHERE 1.37 ACRES IS REQUIRED FOR A PROPOSED 84-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT east of Tee Pee Lane, between Farm Road and Severance Lane (APNs: 125-18-702-001, 002 and 003 and 125-18-701-012, 013 and 014), L-TC (Low Density Residential-Town Center) General Plan Designation under Resolution of Intent to TC (Town Center), Ward 6 (Mack). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

DIANA BOSSARD, Bossard Developer Service, 2920 North Green Valley Parkway, #814, Henderson, appeared on behalf of Pardee Homes and concurred with staff recommendations.

TOM McGOWAN, Las Vegas citizen, asked the reason for the Variance. MS. BOSSARD replied that there is open space in this portion of the development, but it is along the street frontage. The lots will be big enough for a swimming pool.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 101 – VAR-1182

**MINUTES – Continued:**

TODD FARLOW, 240 North 19 Street, stated that the open space requirement should be met and the applicant should contribute to the open space requirement. MS. BOSSARD replied that an approximate contribution of \$2,000 is being made due to an agreement reached before the Town Center guidelines were instituted.

COUNCILMAN MACK noted that this is only a portion of a larger development by this builder and the open space will be provided.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 101 [VAR-1182] and Item 102 [SUP-1183] took place under Item 101 [VAR-1182].

(1:50 – 1:59)

**3-1653**

**CONDITIONS:**

Planning and Development

1. The applicant shall contribute an “in-lieu of” fee in the amount of \$2,750 per gross acre, to offset the open space reduction, to the City of Las Vegas.
2. Approval of and conformance to the Conditions of Approval for Rezonings (Z-0033-01 and Z-0034-01) for Site Development Plan Reviews [Z-0033-01 (1) and Z-0034-01(1)], and for Special Use Permit (SUP-1183).
3. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

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**DISCUSSION**

**SUBJECT:**

SPECIAL USE PERMIT RELATED TO VAR-1182 - PUBLIC HEARING - **SUP-1183 - PARDEE CONSTRUCTION COMPANY ON BEHALF OF PARDEE HOMES** - Request for a Special Use Permit for PRIVATE STREETS WITHIN A PROPOSED 84-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 20.3 acres east of Tee Pee Lane, between Farm Road and Severance Lane (APNs: 125-18-702-001, 002 and 003, and 125-18-701-012, 013 and 014), U (Undeveloped) Zone [L-TC (Low-Density Residential-Town Center) General Plan Designation] under Resolution of Intent to T-C (Town Center) Zone, Ward 6 (Mack). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

DIANA BOSSARD, Bossard Developer Service, 2920 North Green Valley Parkway, #814, Henderson, appeared on behalf of Pardee Homes and concurred with staff's recommendations.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 101 [VAR-1182] and Item 102 [SUP-1183] took place under Item 101 [VAR-1182].

(1:50 – 1:59)  
**3-1653**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 102 – SUP-1183

**CONDITIONS:**

Planning and Development

1. The site plan shall be integrated into future phases of the development such that two or more active entry gates, as required by the Town Center Development Standards Manual, are provided for the overall development. The final total number of gates shall be determined by the Planning and Development Department in consultation with the Public Works Department.
2. Conformance to all Minimum Requirements under Title 19A.04.050 for Private Streets.
3. Approval of and conformance to the Conditions of Approval for Rezoning Z-0034-01 and Z-0034-01, Site Development Plan Reviews Z0033-01(1) and Z0034-01(1), and Variance VAR-1182.
4. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
5. All City Code requirements and design standards of all City departments must be satisfied.
6. Consideration must be given to previously approved grading plans and drainage studies, where such plans exist, to assure minimum impact to existing and future developments in the surrounding area.
7. A Homeowners' Association shall be established to maintain all private roadways, landscaping and common areas created with this development. All landscaping shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections. All perimeter walls shall also be privately maintained, and the responsible parties shall be identified in the CC&R's for this community.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

VARIANCE - PUBLIC HEARING - **VAR-1204 - KENT SCOW** - Request for a Variance TO ALLOW A DETACHED ACCESSORY STRUCTURE ONE FOOT SIX INCHES FROM THE REAR PROPERTY LINE WHERE THREE FEET IS REQUIRED AND SEVEN FEET FROM THE CORNER SIDE PROPERTY LINE WHERE FIFTEEN FEET IS REQUIRED on 0.16 acres located at 1201 Ralph Circle (APN: 139-26-610-003), R-1 (Single Family Residential) Zone, Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (3-2 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**3**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (3-2 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from 12/5/2002 Planning Commission meeting Item 37

**MOTION:**

**WEEKLY – ABEYANCE to 1/22/2003 – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

KENT SCOW, 1201 Ralph Circle, concurred with staff's recommendations.

TOM McGOWAN, Las Vegas citizen, asked what type of materials would be stored in the structure and if the contents include any volatile or flammable materials before requesting that the application be denied. MR. SCOW replied that the structure is a shed where he will be storing working tools and supplies.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 103 – VAR-1204

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, indicated that Code Enforcement had cited MR. SCOW and asked whether the adjacent neighbors realize that this structure might affect their homeowners' insurance.

COUNCILMAN WEEKLY asked if MR. SCOW received any opposition from his neighbors. MR. SCOW replied he submitted support letters to the Clerk at the Planning Commission meeting from three adjacent neighbors. The exterior structure will be started as soon as he obtains building permits and completed within 30 to 35 days.

ROBERT GENZER, Director, Planning and Development Department, advised COUNCILMAN WEEKLY that no additional conditions would be imposed if this application were approved. He indicated that PAUL WILKINS, Director, Building and Safety Department, who was unable to be present this afternoon, recommended that the application be denied because the structure does not meet the building code. COUNCILMAN WEEKLY expressed concern regarding the failure to meet code. MR. SCOW commented that even though the shed is less than three feet from the property line, there is enough room to make the building's exterior meet the one-hour fire rating. Upon MR. GENZER'S suggestion, COUNCILMAN WEEKLY trailed the item so that MR. WILKINS could be contacted to ask about his concerns.

COUNCILMAN WEEKLY explained that MR. WILKINS made several calls to work with MR. SCOW regarding the issues. MR. SCOW replied that he received a telephone call yesterday morning, but was unable to return the call because he works from 7:00 a.m. to 4:00 p.m., Monday through Friday. When he tried to return the telephone call at 4:30 p.m., that person was not there. COUNCILMAN WEEKLY recommended that the item be held in abeyance for two weeks and directed MR. SCOW to meet with him and to call MR. WILKINS. It might take a financial investment for the applicant to bring it up to code.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:54 – 1:59/2:30 – 2:32)

**3-1785/3-3497**

**CONDITIONS:**

Planning and Development

**Agenda Item No. 104**

1. The applicant shall be required to obtain a Building Permit for the structure and meet all requirements as identified by the Department of Building and Safety.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 103 – VAR-1204

**CONDITIONS – Continued:**

2. This Variance shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - SPECIAL USE PERMIT - PUBLIC HEARING - **SUP-1047** - **PECCOLE NEVADA CORPORATION** - Request for a Special Use Permit FOR A TAVERN and a Waiver of Separation for the distance between taverns located on the southwest corner of Charleston Boulevard and Fort Apache Road, (APN: 163-05-110-003), C-1 (Limited Commercial), Ward 2 (L. B. McDonald). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**80**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at meeting – Copy of letter from Michael Silvaggio, JKJS Consulting, submitted by Wilda Chevers

**MOTION:**

**L.B. McDONALD – APPROVED subject to conditions and the following added condition:**

- *There shall not be live music after 2:00 a.m.*

– UNANIMOUS with M. McDONALD abstaining on both Item 104 [SUP-1047] and Item 105 [SDR-1048] because of a possible business venture with one of the principals of the Peccole Corporation

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CLYDE SPITZE, AMEC, South 4670 Fort Apache Road, #180, appeared on behalf of the applicant together with WILLIAM R. PHILLIPS, 851 South Rampart Boulevard, Peccole Nevada. MR. SPITZE concurred with staff recommendations.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 104 – SUP-1047

**MINUTES – Continued:**

BOB BONNER, Nevada Tavern Owners Association, stated that this is the first opportunity his organization has had to voice opposition to waivers of the 1500-foot distance requirement. It seems that this applicant is within his right, according to Bill 2002-99, which was signed on 9/18/2002. The Tavern Association, the resort association and neighborhood associations were under the belief that this particular bill was to help the development of downtown and to create a waiver for the downtown environment of taverns. These associations were in total support of such an idea. He indicated that in Paragraph five, Subsection C of Bill 2002-99 a sentence was included which created a variance of 100-foot width right-of-way on a major street. This immediately opened up many areas in the City. The different associations were unaware of this sentence until just before the holidays. Many organizations oppose that paragraph because of the possible proliferation of taverns throughout the City. The Tavern Association was instrumental in helping to fight and create a distance requirement stemming from concerns of MADD and other neighborhood organizations.

MR. BONNER asked that the City Council take a look at this issue again. The timing of such waivers is very tough, especially with the possible gross receipt gaming tax, increase in small business taxes and other licensing fee increases. Many members are concerned and are ready to voice their opinion in the next Legislative session in Carson City. He requested that the City Council put a hold on these waivers until the downtown area is up, running and successful. A strong downtown is a good image for Las Vegas and good for the community.

WILDA CHEVERS, 9012 Covered Wagon Avenue, indicated that her patio is only about 80 feet from the proposed tavern. About four years ago, the Peccole Ranch Corporation and the homeowners of Peccole Ranch, whose properties were most severely impacted by the original proposal, met at the direction of the Planning Commission. After a number of positive meetings, they were able to arrive at an agreement. That agreement was submitted to the City Council on January 25, 1999 and was unanimously approved. MS. CHAVERS submitted a copy for the record. Now, four years later, the same two issues are being revisited with a completely new set of plans. On this same site is Mimi's Café, Freddie's Car Wash and Chili's Restaurant and they are now proposing an American Bistro. She pointed out that according to the dictionary, the definition of a bistro is an out of the way tavern or bar or other place selling drinks and food to patrons, marked by an atmosphere of extreme casualness. In 1998, the residents agreed to an upscale restaurant and they got Mimi's Café, of which all the homeowners approved. This bistro plans to be open 24-hours with live music, seven days a week. The residents strongly oppose this application because it will disturb their peaceful area and quality of life. She mentioned that a petition with 70 signatures was turn in to the Planning Commission. She asked that the City Council deny both applications.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 104 – SUP-1047

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, stated that the distance separation ordinance was discussed at the Planning Commission, the Recommending Committee and at City Council meetings. Anyone wanting to comment or object to the new ordinance had the opportunity to do so.

CHRIS CHRISTOFF, 335 West Cincinnati, pointed out that a bistro is a food operation found throughout the United States. He supports free enterprise, subject to establishing additional rules and regulations. There are too many taverns, but too much regulation will deter anyone from opening a business. An application should be looked at on its merits.

DEBRA MATULA, 1521 Padova Drive, resides in the Valley West neighborhood located adjacent to the proposed project. She understands the need for free enterprise, but this might set a precedent. This particular location is saturated with bars because even restaurants such as Chili's have bars. Charleston Boulevard and Fort Apache is a very busy, dangerous intersection and nothing has been done to mitigate the traffic concerns. She would probably frequent a bistro, but not one so close to other restaurants and bars. Her concern is that the entrance to the adjacent apartment complex faces to the side. If the project is approved, she asked that that entrance face toward Rampart Boulevard so that the noise does not infringe on the residents of that apartment complex.

MIARKO McMILLEN, 8260 Alternate Court, asked if the music was going to be played entirely inside or if there would be music played outside on summer nights. MR. PHILLIPS replied that there is no intention to have the single piano or acoustic guitar player play outside. The design does not have room for a rock band. They operate a similar tavern located at Hualapai Way and Charleston Boulevard abutting Peccole Ranch. There has been live music on countless occasions at that location over the two and half years and they have never received a complaints from the Peccole Ranch community regarding noise. The tavern is operated 24-hours a day. MR. McMILLEN indicated that a bistro is a bit more sophisticated than a bar. He himself resides in the area and does not believe that bikers or lowlifes would be attracted to this area.

TOM McGOWAN, Las Vegas citizen, pointed out that it should be recognized that people do not only drink in restaurants, but at other locations; homes, hotels and casinos. Bistros are different from restaurants. A close circuit television could be installed to control the premises from potential public nuisance. A sophisticated style piano bar is the answer because it is not simply an entertainer, but a social development unit and essential to room control.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 104 – SUP-1047

**MINUTES – Continued:**

MS. CHEVERS indicated that the previous agreement stipulated no entertainment after 2:00 a.m. and a maximum of 12 gaming devices. The proposal is for 15 devices and a facility open 24-hours, seven days a week. She asked whether that previous agreement negates the request being made. MR. PHILLIPS responded that at the time of that agreement, there was a possibility of a tavern license fronting onto Fort Apache Road. After development of the entire area, the potential site has been moved back significantly, buffering MS. CHEVERS' neighborhood with a wall as well as a professional use multi-story building. That professional building will be placed in such a way that the residents would not see the tavern. He did not recall discussing the entertainment after 2:00 a.m. issue four years ago. They have no intention of having entertainment after 2:00 a.m. and would be amenable to a condition to that effect. In fact, staff recommended a condition that the 24-hour element be reviewed after one year of operation.

MR. PHILLIPS commented that the 15 machines are needed for cash flow to the business operation, but differs from a standard tavern license in that they do not serve bar food. They provide an environment that has extremely expensive finishes and furniture fixtures. The kitchen is operated 24-hours a day, offering a full menu styled toward steaks and chops.

MS. CHEVERS stated that it was agreed in 1998 that the wall referred to was to be eight-feet. The establishment located at Hualapai Way and Charleston Boulevard is a considerably greater distance from the residents' homes than her development. MR. SPITZE remarked that the tavern is over 300 feet from any residences at the closest point. It would be located beyond a proposed two-story business development. The apartment residents to the south would be at least five feet above the tavern. The plans have been drawn, contractors are preparing cost figures and the eight-foot block wall should be under construction within the next month. Addressing the distance from the taverns, MR. SPITZE indicated that the closest tavern is the one in the Peccole office complex, approximately 1300 feet from the edge of this property. Presently there is a parcel map to divide the parcels, which will far exceed the 1500 feet. The next closest tavern is down Charleston Boulevard, over 2,000 feet from this site.

COUNCILWOMAN McDONALD pointed out the draft bill introduced will potentially create a new category of licensing. The use creating this conflict and need for the distance separation waiver is the Emerald Gardens Wedding Chapel. A lack of diversity of categories forced that use to only fit within a tavern license, thus creating the conflict. This is not the first application to come under the revised ordinance. There have been several and both COUNCILMEN BROWN and MACK have gone through this type of exact case-by-case scrutiny. The Outside Inn at

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 104 – SUP-1047

**MINUTES – Continued:**

Charleston Boulevard and Hualapai Way is a tavern use similar to that proposed and located closer to residential uses. Since that exception was granted, there have not been any concerns received from the adjacent residents. Oftentimes the word tavern creates an image of a PT Pub. She supported the conditions recommended by staff and the Planning Commission, the one-year review of the hours of operations and an additional condition regarding live music not to exceed 2:00 a.m. There is also language that the entire plan would be built together.

COUNCILMAN REESE indicated that he would support both applications, but emphasized that the distance requirements should be adhered to. In the past, some waivers have been accepted and some denied. He strongly supports taking another look at this ordinance because he still has concerns about someone investing money believing that they would be the only business at a particular location.

MAYOR GOODMAN commented that it is unfair to those residents who do not complain based on certain information that is provided to them and then the information changes for economic reasons.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 104 [SUP-1047] and Item 105 [SDR-1048] was held under Item 104 [SUP-1047].

(1:59 – 2:32)

**3-1993**

**CONDITIONS:**

Planning and Development

1. One year after the Certificate of Occupancy is granted on the tavern a public hearing reviewing the 24-hour operation shall be required.
2. Approval of this Special Use Permit does not constitute approval of a liquor license.
3. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 104 – SUP-1047

**CONDITIONS – Continued:**

4. Conformance to all Minimum Requirements under Title 19.04.050 for a “Liquor Establishment (Tavern)” use.
5. Approval of and conformance to the Conditions of Approval for Rezoning Z-0139-88 and Site Development Plan Review SDR-1048.
6. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
7. All City Code requirements and design standards of all City departments must be satisfied.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-1047 - PUBLIC HEARING - **SDR-1048 - PECCOLE NEVADA CORPORATION** - Request for a Site Development Plan Review FOR A 6,472 SQUARE-FOOT TAVERN located on the southwest corner of Charleston Boulevard and Fort Apache Road, (APN: 163-05-110-003), C-1 (Limited Commercial), Ward 2 (L. B. McDonald). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**  
**City Council Meeting**

<b>79</b>
<b>0</b>

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**  
**City Council Meeting**

<b>0</b>
<b>0</b>

**RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**L.B. McDONALD – APPROVED** subject to conditions and the following added condition:

- The entire plan shall be built together.
- UNANIMOUS with M. McDONALD abstaining on both Item 104 [SUP-1047] and Item 105 [SDR-1048] because of a possible business venture with one of the principals of the Peccole Corporation

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CLYDE SPITZE, AMEC, South 4670 Fort Apache Road, #180, appeared on behalf of the applicant together with WILLIAM R. PHILLIPS, 851 South Rampart Boulevard, Peccole Nevada.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 104 [SUP-1047] and Item 105 [SDR-1048] was held under Item 104 [SUP-1047].

(1:59 – 2:32)

**3-1993**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 105 – SDR-1048

**CONDITIONS:**

Planning and Development

1. Construction of this use shall not commence until site development plans for the adjacent commercial/office component have been approved by Planning Commission.
2. Prior to construction, the developer will construct an eight-foot masonry wall along the paseo to the south of the site. The wall will match the existing walls along the paseo. The developer, after construction of this wall, will use green windscreen material along the paseo wall during construction.
3. There will be no exterior lighted signage that faces the Paseo area. A signage Design Plan for the entire project shall be submitted at a later date for Peccole Ranch Community Association Design Review Committee approval.
4. The landscaping plans shall be submitted at a later date for Peccole Ranch Community Association Design Review Committee approval.
5. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
6. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
7. Prior to the submittal of a building permit, the applicant shall meet with Planning and Development Department staff to develop a comprehensive address plan for the subject site. A copy of the approved address plan shall be submitted with any future building permit applications related to the site.
8. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner. [Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.]
9. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 105 – SDR-1048

**CONDITIONS – Continued:**

10. Parking lot lighting standards shall be no more than 20 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed building. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
11. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
12. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
13. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

14. Site development to comply with all applicable conditions of approval for Zoning Reclassification Z-139-88 and all other subsequent site-related actions.
15. In accordance with the conditions of the Parcel Map, PM-0024-02, this site and all future pad sites comprising the overall commercial area shall have perpetual common access to all driveways connecting the overall site to the abutting public streets.
16. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first.
17. An addendum to the previously approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any grading or building permits or submittal of any construction drawings, whichever may occur first. Provide and improve all drainageways as recommended in the approved drainage plan/study.
18. This site must connect to public sewer.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - SUP-1144 - ARAM AND ARPY KOUTNOUYAN ARMENIAN REVOCABLE LIVING TRUST ON BEHALF OF NEGESSE GASHAW** - Request for a Special Use Permit FOR A GENERAL BUSINESS-RELATED GAMING ESTABLISHMENT (Restricted Gaming; Limited to 4-slot Machines) Located at 4425 E. Stewart Avenue Suites 11,12,13 & 14 (APN:140-32-201-001),C-1 (Limited Commercial) Zone, Ward 3 (Reese). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

DAVE ETTER, Nevada Gaming Application Consultants, 777 Quart Avenue, Sandy Valley, Nevada, appeared on behalf of the applicant and concurred with staff recommendations.

TODD FARLOW, 240 North 19<sup>th</sup> Street, stated that the proposed business would be an improvement for this particular location.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:32 – 2:33)

**3-3616**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 106 – SUP-1144

**CONDITIONS:**

Planning and Development

1. Conformance to all Minimum Requirements under Title 6 for a General Business Related Gaming Establishment use.
2. This Special Use Permit shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
3. All City Code requirements and design standards of all City departments must be satisfied.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - SUP-1146 - ARTS FACTORY LIMITED LIABILITY COMPANY ON BEHALF OF TINOCO'S BISTRO** - Request for a Special Use Permit FOR A RESTAURANT SERVICE BAR located at 103 East Charleston Boulevard (APN: 139-33-811-017), C-2 (General Commercial) Zone, Ward 1 (M. McDonald). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**3**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**M. McDONALD – APPROVED subject to conditions – UNANIMOUS**

NOTE: COUNCILMAN MACK disclosed that although the applicant is a client of MK<sup>2</sup> Advertising, for which he works, there is no conflict and he would be voting on this item as he has not discussed this application with the client.

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

WES ISBUTT, 107 East Charleston Boulevard, stated that this bistro would be an improvement for the downtown area.

TOM McGOWAN, Las Vegas citizen, indicated that Tinoco's Bistro is key to the success of the Arts District community, as well as to the redevelopment of the City of Las Vegas. The applicant should be commended for his dedication in redeveloping an area that has been blighted and neglected for too many years. The Council should welcome this venture as a positive step forward.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 107 – SUP-1146

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, supported the application and commented that the food at Tinoco is really good.

DICK GEYER, 8260 Hilton Head Court, stated that he has been trying to help MR. ISBUTT in the development of the Arts District and wonderful things are finally happening in this location. Recently a neighborhood association was formed with JACK SOLOMON as the president. There is investment coming in and great hope for the future. On the first Friday of every month, there will be an event in the Arts District, a program which has already attracted a number of people. On November 9, 2002, over 1,000 people came down to the Arts District for Arts Day, bringing art from many displays and galleries. The district has lacked the lure to attract people to the galleries. Tinoco Restaurant will do so and be the beginning of a magnet that could turn the corner for this entire area. He asked that the City Council approve this and that every consideration will be given to MR. ISBUTT with the construction of this facility.

MYARKO McMILLEN 8260 Hillside Court, appeared in support of the application and believes that it will be a great addition to downtown. The Arts District lacks this type of restaurant.

MR. ISBUTT commented that he had a great deal of difficulty going through the process, but he has the tenacity to see it through. If the process is not made easier, he will be the only one at this location. MAYOR GOODMAN applauded MR. ISBUTT'S determination and stated that the City Council is committed to doing whatever it can to see that the Arts District is vital and vibrant. Tinoco's can turn the entire area around. He was very impressed when he visited MR. ISBUTT'S apartment located over the Arts Factory. The Council is trying to establish these loft type units to entice people to move downtown. It would be a great place for a professional that works in the downtown area.

COUNCILMAN McDONALD pointed out that when MR. ISBUTT first moved into his apartment, they tried to get Architectural Digest to look at his apartment. This type of exposure might be worthwhile. MR. ISBUTT pointed out that he has been trying to get this type of development to proliferate in the downtown area, but there are many stumbling blocks. He suggested that City staff live where he lives for one week so they would understand how long it takes to get things done. COUNCILMAN REESE commended MR. ISBUTT for a great job and asked that he not give up.

No one appeared in opposition.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 107 – SUP-1146

**MINUTES – Continued:**

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:33 – 2:42)

**3-3748/4-1**

**CONDITIONS:**

Planning and Development

1. This Special Use Permit shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
2. All city code requirements and design standards of all city departments must be satisfied.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - SUP-1164 - BOCA PARK PARCELS, LIMITED LIABILITY COMPANY ON BEHALF OF HIGCO - Request for a Special Use Permit FOR A TAVERN AND A WAIVER OF THE 1500 FOOT SEPARATION RADIUS REQUIREMENT BETWEEN TAVERNS, located at 8820 W. Charleston Blvd. (APN: 138-32-412-027), U (Undeveloped) Zone [SC (Service Commercial) General Plan Designation] under Resolution of Intent to C-1 (Limited Commercial) Zone, Ward 2 (L. B. McDonald). The Planning Commission (4-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**2**

**City Council Meeting**

**2**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Protest letters from Debra Yeaton and Bonnie Helms
5. Back up brought forward from 12/5/2002 Planning Commission meeting Item 42

**MOTION:**

**REESE – Motion to HOLD IN ABEYANCE Item 95 [MSP-1194] and Item 108 [SUP-1164] to 1/22/2003 – UNANIMOUS with BROWN excused**

**MINUTES:**

MAYOR GOODMAN wished everyone a prosperous, safe and Happy New Year.

ROBERT GENZER, Director, Planning and Development, requested to hold in abeyance Item 108 [SUP-1164] to allow staff to address concerns raised by a protester. He confirmed for MAYOR GOODMAN that the applicant was notified and agreed to the abeyance.

There was no further discussion.

(1:03 – 1:05)



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - SUP-1186 - BOB STUPAK ON BEHALF OF SANDY BLUMEN AND NICOLE JENSEN** - Request for a Special Use Permit FOR A SECONDHAND DEALER (USED CLOTHING AND ACCESSORIES) located at 2029 Paradise Road (APN:162-03-413-011), C-1 (Limited Commercial) Zone Ward 3 (Reese). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from the 12/05/2002 Planning Commission meeting Item 44

**MOTION:**

**REESE – APPROVED subject to conditions – UNANIMOUS**

NOTE: COUNCILMAN MACK disclosed that although his brother, STEVEN MACK, has a Super Pawn Shop in the proximity of this location, he has not discussed it with him and does not believe this business will have any impact on his business; therefore, he will be voting on this item.

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

SANDY BLUMEN, 3333 Calle Del Torre, concurred with staff conditions.

CHRIS CHRISTOFF, 335 West Cincinnati Avenue, appeared in support of the application and stated that this area needs to be revitalized. The consignment shop will be an important asset.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 109 – SUP-1186

**MINUTES – Continued:**

This is an area with many problems and by putting money back into the area will create additional opportunities for other businesses. TOM MCGOWAN, Las Vegas resident, stated that this business would enhance and improve this area. TODD FARLOW, 240 North 19<sup>th</sup> Street, encouraged the applicant to provide additional landscaping.

COUNCILMAN REESE encouraged MS. BLUMEN to call his office if she should need any assistance. He wished her much success.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:42 – 2:48)

**4-329**

**CONDITIONS:**

Planning and Development

1. Conformance to all Minimum Requirements under Title 19.04.050 for Thrift Shop use.
2. Approval of and conformance to the Conditions of Approval for Rezoning (Z-0025-67).
3. This Special Use Permit shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
4. All City Code requirements and design standards of all City departments must be satisfied.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

REZONING - PUBLIC HEARING - **Z-0071-02** - **FRE-AL, LIMITED LIABILITY COMPANY AND ALBERT FLANGAS ON BEHALF OF FRED LESSMAN** - Request for a Rezoning FROM: U (Undeveloped) [TC (Town Center) General Plan Designation] TO: TC (Town Center) of 2.35 acres adjacent to the north side of Deer Springs Way, approximately 330 feet west of El Capitan Way [proposed Durango Drive alignment] (APN: 125-20-201-017 and 018), PROPOSED USE: TAVERN, Ward 6 (Mack). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

**APPROVALS RECEIVED BEFORE:**

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CRAIG BROOKSBY, 6260 West Springbrook Court, represented the application and concurred with staff recommendations.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:48 – 2:49)

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 110 – Z-0071-02

**CONDITIONS:**

Planning and Development

1. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for the site.
2. A Town Center Arterial Trail shall be provided along the Deer Springs Way frontage of the subject site in accordance with the Transportation Element of the city of Las Vegas 2020 Master Plan.

Public Works

3. Dedicate 40 feet of right-of-way adjacent to this site for those portions of Deer Springs Way not previously dedicated prior to the issuance of any permits.
4. Construct half-street improvements including appropriate overpaving, if legally able on Deer Springs Way adjacent to this site that meet Town Center Standards concurrent with development of this site. Additionally, construct a paved legal access road, per Clark County Area Standard Drawing #209, to this site prior to occupancy of this site.
5. If not already constructed at time of development, coordinate with the Collection Systems Planning Section of the Department of Public Works to determine appropriate alignments to extend oversized public sewer to this site at a size, depth, and location acceptable to the City Engineer. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits as required by the Department of Public Works. Improvement Drawings submitted to the City for review shall not be approved for construction until all required public sewer easements necessary to connect this site to the existing public sewer system have been granted to the City.
6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the submittal of any construction drawings. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 110 – Z-0071-02

**CONDITIONS – Continued:**

right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

# **AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

## **SUBJECT:**

REZONING - PUBLIC HEARING - **ZON-1053 - ROMNEER, LIMITED PARTNERSHIP** - Request for a Rezoning FROM: U (Undeveloped) Zone [R (Rural Density Residential) General Plan Designation] TO: R-PD3 (Residential Planned Development - 3 Units per Acre) on 10 acres adjacent to the southeast corner of Rome Boulevard and Tioga Way (APNs: 125-22-402-003 through 006), PROPOSED USE: SINGLE-FAMILY RESIDENTIAL DEVELOPMENT, Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL of R-PD2

## **PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**  
**City Council Meeting**

<b>1</b>
<b>0</b>

## **APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**  
**City Council Meeting**

<b>1</b>
<b>0</b>

## **RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL of R-PD2, subject to conditions.

## **BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from the 12/05/2002 Planning Commission meeting Item 18

## **MOTION:**

**MACK – APPROVED** subject to conditions, deleting Condition #5, amending Condition #1 to R-D and amending Condition #4 as follows:

4. Construct rural street improvements on Rome Boulevard, Pioneer Way, Darling Road and Tioga Way adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site. Curbing shall be installed if required by the Drainage Study. The exterior streetlighting shall be stubbed out for later use, but the installation of the streetlights shall be deferred provided that the developer provide to the City such streetlights for the future installation; alternatively, monies in lieu of such streetlights may be contributed to the City if allowed by the Department of Public Works. In addition, construct two lanes of temporary paving *to the minimum standards allowable for access paving* on Pioneer Way from the south edge of this site southward to the Centennial Parkway. All construction traffic to the development shall use this road to access the site. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.

– UNANIMOUS

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 111 – ZON-1053

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY BILL CURRAN, Curran and Parry, 300 South Fourth Street, Suite 1201, appeared together with his client JOHN FORTE, Fiesta Homes. The request is for rezoning to R-D. Planning staff requested Goecke Paving, two inches of asphalt over bladed native soils, along Pioneer Way. Although this is not adjacent to the property, it will facilitate construction traffic in a way that will not use existing roads in a rural neighborhood.

COUNCILMAN MACK read into the record the added condition to address the paving. He commended the applicant for taking the construction traffic away from the adjacent residential neighborhood. ATTORNEY CURRAN pointed out that there are dips in the road because the road will follow natural contour. BART ANDERSON, Public Works, indicated that a couple of inches of gravel might be required in some areas because the existing ground will not support asphalt. No flood control or vertical curve is required. ED TANEY, Taney Engineering, 4445 South Jones Boulevard, stated that adequate testing would be done. MR. ANDERSON added that he would work with the applicant.

TODD FARLOW, 240 North 19<sup>th</sup> Street, stated that there is a 2020 Conservation Plan objective to improve the level of energy efficiency in local residential projects in order to reduce the overall demand for electric power and natural gas resources. He asked the applicant what design features are provided in these homes to make them compatible with the harsh desert climate. The homes should face south and the orientation pattern in regards to east or west facing should be staggered so that one home does not block the sunlight from another. ATTORNEY CURRAN replied that they intend to fully comply with all applicable City codes and design standards.

COUNCILMAN MACK commented that the homebuilder industry's competitive nature causes them to always include energy efficiencies and Fiesta Homes will build an energy-efficient product.

MR. ANDERSON pointed out that Condition #5 also requires the applicant to meet standard drawing #209, which has a substantial larger cross section than the one discussed. If something other than Standard Drawing #209 is allowed, Condition #5 should be deleted.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 111 – ZON-1053

**MINUTES – Continued:**

NOTE: See Item 112 [SDR-1054] for related discussion.

(2:49 – 2:56)

**4-560**

**CONDITIONS:**

Planning and Development

1. The request shall be amended to R-PD2 (Residential Planned Development – 2 Units per Acre) to allow a maximum of 24 homes on the site.
2. A Resolution of Intent with a two-year time limit.
3. A Site Development Plan Review application approved by the Planning Commission or City Council prior to issuance of any permits, any site grading, and all development activity for the site.

Public Works

4. Construct rural street improvements on Rome Boulevard, Pioneer Way, Darling Road and Tioga Way adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site. Curbing shall be installed if required by the Drainage Study. The exterior streetlighting shall be stubbed out for later use, but the installation of the streetlights shall be deferred provided that the developer provide to the City such streetlights for the future installation; alternatively, monies in lieu of such streetlights may be contributed to the City if allowed by the Department of Public Works. In addition construct two lanes of temporary paving on Pioneer Way from the south edge of this site southward to the Centennial Parkway. All construction traffic to the development shall use this road to access the site. All existing paving damages or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.
5. Provide a paved legal access per Clark County Area Standard Drawing #209 to this site prior to occupancy of any units within this development.
6. Extend public sewer to the south edge of this site along the pioneer alignment and extend a stub to the southwest corner of this site at a depth and to a location acceptable to the City Engineer concurrent with development of this site. Provide public sewer easements



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 111 – ZON-1053

**CONDITIONS – Continued:**

for all public sewers not located within existing public street right-of-way prior to the issuance of any permits. Improvement Drawings submitted to the City for review shall not be approved for construction until all required public sewer easements necessary to connect this site to the existing public sewer system have been granted to the City.

7. A Master Streetlight Plan of public street lights for the overall subdivision shall be submitted to and approved by the Department of Public Works prior to the submittal of any construction drawings for this site.
8. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Final Map for this site, whichever may occur first. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine traffic signal contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Final Map for this site. The Traffic Impact Analysis shall also include a section requirements adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing addressing Standard Drawings #234.1 and #234.2 to determine additional right-of-way #201.1 shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works

9. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Final Map for this site,

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 111 – ZON-1053

**CONDITIONS – Continued:**

whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Final Map, whichever may occur first, if allowed by the City Engineer.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-1053 - PUBLIC HEARING - **SDR-1054 - ROMNEER, LIMITED PARTNERSHIP** - Request for a Site Development Plan Review FOR A 31-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 10 acres adjacent to the southeast corner of Rome Boulevard and Tioga Way (APNs: 125-22-402-003 through 006), U (Undeveloped) Zone [R (Rural Density Residential) General Plan Designation] [PROPOSED: R-PD3 (Residential Planned Development - 3 Units per Acre)], Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL of 24 units

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**2**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL of 24 units, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from 12/5/2002 Planning Commission meeting as Item 19

**MOTION:**

**MACK – APPROVED subject to conditions, deleting Condition #8 and amending Condition #1 to R-D – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY BILL CURRAN, Curran and Parry, 300 South Fourth Street, Suite 1201 appeared together with his client JOHN FORTE, Fiesta Homes.

ROBERT GENZER, Director, Planning and Development Department, announced that Condition #1 should be amended to R-D. ATTORNEY CURRAN agreed.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 112 – SDR-1054

**MINUTES – Continued:**

NOTE: See Item 111 [ZON-1053] for related discussion].

(2:56 – 2:57)

**4-786**

**CONDITIONS:**

Planning and Development

1. A Rezoning [ZON-1053] to an R-PD2 (Residential Planned Development - 2 Units per Acre) Zoning District approved by the City Council.
2. All single family residences shall be limited to one story or 35 feet.
3. All lots abutting Rome Boulevard, Tioga Way and Darling Road shall face out to those streets.
4. A maximum of four lots shall have frontage along Rome Boulevard, with a minimum front setback of 45 feet.
5. The minimum size for lots abutting Rome Boulevard shall be 19,000 square feet and all other lots shall have a minimum of 11,000 square feet.
6. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
7. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
8. Maximum building height shall not exceed two stories or 35 feet, whichever is less.
9. The setbacks for this development shall be a minimum of 20 feet to the front of the house, 5 feet on the side, 10 feet on the corner side, and 15 feet in the rear.
10. Landscaping and a permanent underground sprinkler system for common open space areas shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner.
11. Air conditioning units shall not be mounted on rooftops.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 112 – SDR-1054

**CONDITIONS – Continued:**

12. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
13. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
14. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
15. All City Code requirements and design standards of all City departments must be satisfied.

**Public Works**

16. Site development to comply with all applicable conditions of approval for Zoning Reclassification ZON-1053 and all other subsequent site-related actions.
17. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed access drives and on site circulation prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Gated access drives, if proposed, shall be designed, located and constructed in accordance with Standard Drawing #222a.
18. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services prior to the issuance of any permits.
19. The final layout of the subdivision shall be determined at the time of approval of the Tentative Map.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

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**DISCUSSION**

**SUBJECT:**

REZONING - PUBLIC HEARING - **ZON-1189** - **PETER V. ROJAS** - Request for a Rezoning FROM: C-2 (General Commercial) Zone and R-4 (High Density Residential) Zone TO: C-1 (Limited Commercial) Zone on 1.14 acres located on the north side of Searles Avenue, approximately 200 feet east of Eastern Avenue (APN: 139-25-101-018), PROPOSED USE: CATERING SERVICE, Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

PETER ROJAS, 1791 North Lamont Street, concurred with all conditions.

COUNCILMAN WEEKLY indicated that this would be a great project and an enhancement to that neighborhood.

No one appeared in opposition.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 113 [ZON-1189], Item 114 [VAR-1192] and Item 115 [SDR-1190] was held under Item 113 [ZON-1189].

(2:57 – 3:00)

**4-820**



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 113 – ZON-1189

**CONDITIONS:**

Planning and Development

1. A Resolution of Intent with a two-year time limit.
2. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for any portion of the site.

Public Works

3. Remove all substandard public street improvements, if any, adjacent to this site on Searles Avenue and replace with new improvements meeting current City Standards concurrent with on-site development activities.
4. This site shall be required to connect to the City's sanitary sewer system. Coordinate with the Collection Systems Planning Section of the Department of Public Works prior to the submittal of any construction drawings to extend public sewer to this site at a location and depth acceptable to the City Engineer. Obtain all easements, if necessary, prior to the issuance of any permits for this site.
5. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the submittal of any construction drawings for this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine traffic signal contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 and #234.2 to determine additional right-of-way requirements adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 113 – ZON-1189

**CONDITIONS – Continued:**

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

6. An addendum to the previously approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any grading or building permits, or the submittal of any construction drawings, whichever may occur first. Provide and improve all drainageways as recommended in the approved drainage plan/study.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

VARIANCE RELATED TO ZON-1189 - PUBLIC HEARING - **VAR-1192 - PETER V. ROJAS** - Request for a Variance TO ALLOW A TEN-FOOT REAR YARD SETBACK WHERE TWENTY FEET IS THE MINIMUM SETBACK REQUIRED for a proposed building on property located on the north side of Searles Avenue, approximately 200 feet east of Eastern Avenue (APN: 139-25-101-018), C-2 (General Commercial) and R-4 (High Density Residential) Zones, [PROPOSED: C-1 (Limited Commercial) Zone], Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

PETER ROJAS, 1791 North Lamont Street, concurred with all conditions.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 113 [ZON-1189], Item 114 [VAR-1192] and Item 115 [SDR-1190] was held under Item 113 [ZON-1189].

(2:57 – 3:00)

**4-820**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 114 – VAR-1192

**CONDITIONS:**

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Rezoning (ZON-1189) and Site Development Plan Review (SDR-1190).
2. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
3. Conformance to the site plan as submitted.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-1189 AND VAR-1192 - PUBLIC HEARING - **SDR-1190 - PETER V. ROJAS** - Request for a Site Development Plan Review FOR A PROPOSED CATERING SERVICE on 1.14 acres adjacent to the north side of Searles Avenue, approximately 200 feet east of Eastern Avenue (APN: 139-25-101-018), C-2 (General Commercial) and R-4 (High Density Residential) Zones, [PROPOSED: C-1 (Limited Commercial) Zone], Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

PETER ROJAS, 1791 North Lamont Street, concurred with all conditions.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 113 [ZON-1189], Item 114 [VAR-1192] and Item 115 [SDR-1190] was held under Item 113 [ZON-1189].

(2:57 – 3:00)

**4-820**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 115 – SDR-1190

**CONDITIONS:**

Planning and Development

1. A Rezoning (ZON-1189) to a C-1 (Limited Commercial) Zoning District and a Variance (VAR-1192) for the rear setback must be approved by the City Council.
2. The site plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit to reflect: Building development that complies with setback standards for the C-1 Zoning District, unless the related Variance (VAR-1192) application is approved by City Council; provide one loading space to meet Section 19.10.045 requirements; and provide handicap parking in accordance with Section 19.10.010.G.
3. The landscape plan shall be revised and approved by Planning and Development Department staff prior to the time application is made for a building permit, to reflect minimum 24-inch box trees, shrubs, and groundcover in accordance with the Las Vegas Urban Design Guidelines and Standards.
4. The dumpster enclosure shall have six-foot tall walls, finished in the same manner as the main structure, with a roof and solid metal gates as required by Title 19.08.045.G.
5. This Site Development Plan Review shall expire two years from the date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
6. All development shall be in conformance with the site plan, landscape plan and building elevations, except as amended by conditions herein.
7. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner. [Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.]
8. A landscaping plan must be submitted prior to or at the same time application is made for a building permit.
9. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 115 – SDR-1190

**CONDITIONS – Continued:**

10. Parking lot lighting standards shall be no more than 20 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed building. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
11. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19A.12.050.
12. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
13. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
14. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

15. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222A.
16. Site development to comply with all applicable conditions of approval for ZON-1189 and all other subsequent site-related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

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**DISCUSSION**

**SUBJECT:**

**REZONING - PUBLIC HEARING - ZON-1193 - BUFFALO PFD LIMITED PARTNERSHIP, ET AL ON BEHALF OF KB HOME NEVADA INC.** - Request for a Rezoning FROM: U (Undeveloped) Zone [L (Low-Density Residential) General Plan Designation] and U (Undeveloped) Zone [L (Low-Density Residential) General Plan Designation] under Resolution of Intent to R-PD5 (Residential Planned Development - 5 Units per Acre) TO: R-PD5 (Residential Planned Development - 5 Units per Acre) on 7.90 acres adjacent to the northwest corner of Buffalo Drive and Gilmore Avenue (APNs:138-09-501-017 & 031), PROPOSED USE:43-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT, Ward 4 (Brown). The Planning Commission (4-0-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**2**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-0-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY ROBERT GRONAUER, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant, KB Home. The property is located south of Alexander Road, west of Buffalo Drive. The request is to change the 7.9 acres to R-PD5. The site plan is also being recommended for approval and the Variance is to reduce the amount of open space due to a legal hardship. This is a long and narrow infill piece of property, making it difficult to develop for a residential development. In addition, there is an impact by a drainage channel to the north of the property. This will be a win-win situation for the City and the developer. Previous property owners wanted a commercial development along Alexander Road and Buffalo Drive. KB Home has designed a residential development



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 116 – ZON-1193

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, stated that a precedent has been set, this is another gold rush project. The applicant is asking 41% of the required open space. The developer should eliminate a few lots to meet the open space requirement.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 116 [ZON-1193], Item 117 [VAR-1195] and Item 118 [SDR-1196] was held under item 116 [ZON-1193].

(2:57 – 3:04)

**4-910**

**CONDITIONS:**

Planning and Development

1. A Resolution of Intent with a two-year time limit.
2. A Site Development Plan Review application approved by the Planning Commission or City Council prior to issuance of any permits, any site grading, and all development activity for the site.

Public Works

3. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Map subdividing this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 116 – ZON-1193

**CONDITIONS – Continued:**

to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

4. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

VARIANCE RELATED TO ZON-1193 - PUBLIC HEARING - **VAR-1195** - - **BUFFALO PFD LIMITED PARTNERSHIP, ET AL ON BEHALF OF KB HOME NEVADA INC.** - Request for a Variance TO ALLOW NO OPEN SPACE WHERE 0.70 ACRES IS REQUIRED FOR A PROPOSED 43-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT adjacent to the northwest corner of Buffalo Drive and Gilmore Avenue, (APNs: 138-09-501-031 and 138-09-501-017) U (Undeveloped) Zone [L (Low-Density Residential) General Plan Designation] and (Undeveloped) Zone [L (Low-Density Residential) General Plan Designation] under Resolution of Intent to R-PD5 (Residential Planned Development - 5 Units per Acre) [PROPOSED:R-PD5 (Residential Planned Development - 5 Units per Acre) Zone], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (3-1-2 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**2**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (3-1-2 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS with MACK not voting**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY ROBERT GRONAUER, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant, KB Home.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 116 [ZON-1193], Item 117 [VAR-1195] and Item 118 [SDR-1196] was held under item 116 [ZON-1193].

(2:57 – 3:04)

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 117 – VAR-1195

**CONDITIONS:**

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Rezoning (ZON-1193) and Site Development Plan Review (SDR-1196).
2. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-1193 AND VAR-1195 - PUBLIC HEARING - **SDR-1196 - - BUFFALO PFD LIMITED PARTNERSHIP, ET AL ON BEHALF OF KB HOME NEVADA INC.** - Request for a Site Development Plan Review FOR A 43-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 7.9 acres adjacent to the northwest corner of Buffalo Drive and Gilmore Avenue (APNs: 138-09-501-031 and 138-09-501-017), U (Undeveloped) Zone [L (Low-Density Residential) General Plan Designation] and U (Undeveloped) Zone [L (Low-Density Residential) General Plan Designation] under Resolution of Intent to R-PD5 (Residential Planned Development - 5 Units per Acre) [PROPOSED: R-PD5 (Residential Planned Development - 5 Units per Acre)], Ward 4 (Brown). The Planning Commission (3-1-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**2**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (3-1-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS with MACK not voting**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY ROBERT GRONAUER, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant, KB Home.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 116 [ZON-1193], Item 117 [VAR-1195] and Item 118 [SDR-1196] was held under item 116 [ZON-1193].

(2:57 – 3:04)



**4-910**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 118 – SDR-1196

**CONDITIONS:**

Planning and Development

1. A Rezoning [ZON-1193] to an R-PD5 (Residential Planned Development - 5 Units per Acre) Zoning District approved by the City Council.
2. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
3. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
4. The standards for this development shall include the following: minimum distance between buildings of 10 feet and building height shall not exceed two stories or 35 feet, whichever is less.
5. The setbacks for this development shall be a minimum of 18 feet to the front of the house, 18 feet to the front of the garage as measured from back of sidewalk or from back of curb if no sidewalk is provided, 5 feet on the side, 5 feet on the corner side, and 14 feet in the rear.
6. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner.
7. Air conditioning units shall not be mounted on rooftops.
8. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19A.12.050.
9. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
10. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 118 – SDR-1196

**CONDITIONS – Continued:**

11. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

12. Coordinate with the Collection Systems Planning Section of the Department of Public Works to extend public sewer from Alexander Road to Gilmore Avenue then to the west edge of this development in Gilmore Avenue to a depth and location acceptable to the City Engineer. Also provide a public stub for Constantinople Avenue. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits as required by the Department of Public Works. Improvement Drawings submitted to the City for review shall not be approved for construction until all required public sewer easements necessary to connect this site to the existing public sewer system have been granted to the City.
13. Site development to comply with all applicable conditions of approval for ZON-1193 and any other site-related actions.
14. Approval of this site plan constitutes acceptance of the following Deviations of Standards for public streets:
  - a) Public street width of 37 feet from back of curb to back of curb.
  - b) Public sidewalk width of 4 feet on one side of the street only.
  - c) Cul-de-sac back-of-curb radii of 26 feet.
  - d) Non-standard “knuckle” radii on interior streets.
15. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed street layout and on site circulation prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first.
16. A Master Streetlight plan of public street lights for the overall subdivision shall be submitted and approved prior to the submittal of any construction drawings for this site.
17. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services prior to the issuance of any permits.
18. The final layout of the subdivision shall be determined at the time of approval of the Tentative Map.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

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**DISCUSSION**

**SUBJECT:**

GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0033-02 - APACHE CHEYENNE, LIMITED LIABILITY COMPANY** - Request to amend a portion of the Centennial Hills Sector Plan FROM: ML (Medium-Low Density Residential) TO: SC (Service Commercial) on 5.0 acres adjacent to the northwest corner of Cheyenne Avenue and Grand Canyon Drive (APN: 138-07-401-008), Ward 4 (Brown). Staff recommends DENIAL of SC (with a recommendation to change the application to O). The Planning Commission (6-0 vote) recommends APPROVAL of a portion to SC and a portion to O

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**93**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL of SC (with a recommendation to change to application to O). The Planning Commission (6-0 vote) recommends APPROVAL of a portion to SC and a portion to O.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application – Not Applicable
3. Staff Report
4. Back up brought forward from the 12/05/2002 Planning Commission meeting Item 4

**MOTION:**

**BROWN – APPROVED, subject to amending the application to O (Office) and SC (Service Commercial) – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY JENNIFER LAZOVICH, Kumme, Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, indicated that the five-acre site is located on Cheyenne Avenue and Grand Canyon Drive. There is an existing detention basin to the north of this site, to the south

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 119 – GPA-0033-02

**MINUTES – Continued:**

single-family homes, to the east are condominiums and to the west is a Metro training facility and a 24-hour Command Center. The proposed project is for 2.5 acres to be an office and 2.5 acres for a mini storage. She presented the elevations of the office facility. It will be an approximately 15,000 square feet two-story building. Twenty feet of landscaping will be installed along Cheyenne Avenue and fifteen along Grand Canyon Drive.

They are proposing a one and two-story mini storage facility. The 10 feet one-story units will be located on the south and northern edge. A 12-foot decorative block wall will surround the site and therefore, the one-story units will not be visible from the street. The two-story units will be located in the middle with a maximum height of 22 feet. She indicated that some residents expressed concern about the height of both the office facility and the mini storage. She pointed out that the mini storage is less than the typical two-story height of 35 feet. The covered RV parking will be located to the north of the site behind the two-story units and not visible to those residents across Cheyenne Avenue. Those people who live across Grand Canyon Drive would have the office building as a buffer to any view of the RV parking. Twenty feet of landscaping will continue along Cheyenne Avenue with another approximately nine feet of landscaping along the western boundary. ATTORNEY LAZOVICH noted that they had asked for the waiver of landscaping on the east and north boundary because of the empty detention basin. In addition, they asked for a zero setback to avoid dead space. The request for the waiver of landscaping on the east side is because it backs up to the parking lot of the office. The applicant decided to concentrate the landscaping on the outer perimeters.

She indicated that some of the residents expressed concern about the location of the mini storage during neighborhood meetings and at the Planning Commission meeting. There would be an on-site manager's apartment to provide 24 hours security. The facility will be gated and only those people renting will have a key to the controlled access feature.

ATTORNEY LAZOVICH explained that the Planning Commission asked that a deed restriction be put on the mini storage portion of the property to protect the residents by making sure the property would be used only for mini storage. The applicant accepted that condition. Originally the request was for C-1 for the entire five-acre site. The Planning Commission felt it might be more appropriate to have Office zoning for the office and C-1 zoning for the mini storage. The applicant also agreed to that. With respect to the mini storage, the Planning Commission thought it might be a good idea to enhance the architectural features of the mini storage to be consistent with the office building.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 119 – GPA-0033-02

**MINUTES – Continued:**

In conclusion, ATTORNEY LAZOVICH pointed out that on the south side of Cheyenne has a 50-foot wide drainage channel running east and west and there are approximately six to eight- foot block walls. This creates a fairly wide buffer between the homes located to the south and this project.

LOU WOODRIDGE, 3105 Hadden Drive, Sun City, appeared on behalf of 50 property owners and argued that any rezoning other than residential is incompatible with the surrounding area. In addition, a storage unit is not needed in this area since there are other storage units within a two or three-mile radius. There is no justification for a commercial zoning within a predominantly single-family residential area. It does not make sense to add an additional 15,000 square feet of office space in a town that already has a surplus of unoccupied office space. MR. WOODRIDGE pointed out that Cheyenne Avenue is a major access to the 215 Beltway and the mini storage ingress/egress on Cheyenne Avenue will make it difficult for those people coming in from the 215. It would necessitate a u-turn at Grand Canyon Drive to get into the facility or go into the residential area to turn around and get back in the proper lane. The same would occur for vehicles exiting the mini storage going east. He feels that a traffic study has not been done.

MR. WOODRIDGE was disappointed to see that residents to the south and east did not appear. Staff repeatedly recommended denial and the Planning Commission recommended P-UD. When the applicant declined that zoning, the Planning Commission approved the commercial zoning with a deed restriction. Only one neighborhood meeting was held and ATTORNEY LAZOVICH was unprepared to respond to any questions regarding the projects. The developer was aware of the existing zoning when he purchased the property and should not jeopardize existing residential property values. It appears this project was already pre-planned, which is why the Planning Commission completely disregarded staff's recommendations. MR. WOODRIDGE hoped that the City Council would take a harder look at these projects and find them inappropriate and incompatible with the master plan. If approved, he recommended that the lighting be kept to a minimum height, preferably below the 12-foot walls for both facilities and be a type that will not create problems for surrounding residents. He would prefer that the building height be reduced to a point that those on the second floor would be prevented from invading the privacy of the residents to the south and east of the projects. He asked also that the hours of operation be restricted from 8:00 a.m. to 6:00 p.m.

CHRIS CHRISTOFF, 335 West Cincinnati, stated that the City Council approved an ordinance prohibiting RVs from being parked on streets. This project would provide storage for those people who can afford or own an RV, thus keeping these them off the street.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 119 – GPA-0033-02

**MINUTES – Continued:**

TOM McGOWAN, Las Vegas residents, asked what evidence existed that any residential properties have experienced a decline in value. The project would be an enhancement, not a detriment, to the surrounding areas and might even cause property values to increase.

TODD FARLOW, 240 North 19<sup>th</sup> Street, inquired whether a traffic light was planned at Grand Canyon Drive. This project would create less traffic than a single-family home development.

ATTORNEY LAZOVICH responded that the size of the parcels makes it difficult to do a residential development. Mini storage and office would be the least intense commercial use. The lighting is addressed in Condition #9 of Item 121 [SDR-1020], that it shall be no more than 20 feet in height and utilize a “shoe-box” fixture for downwardly directed lighting.

GREG BORGEL, 300 South 4<sup>th</sup> Fourth, stated that the project will be developed in phases and wished to phase the off-sites with each development. Item 120 [Z-0079-02] requires that the applicant construct all half street improvements adjacent to the site concurrent with the first phase of development anywhere on the site. The reason for that is that this is the last piece of Grand Canyon Drive not developed and asphalt should be provided for continuity of vehicular paving. The same is true with Cheyenne Avenue. The applicant was concerned that if improvements were made on Grand Canyon Drive, it may be damaged when developing the office portion after completion of the mini storage. If the Council chooses, they can consider holding off on the sidewalk or streetlight portion of those improvements. Public Works believes that the full off-sites on Cheyenne Avenue and at least the roadway, curb, gutter and asphalt portions of Grand Canyon should be put in concurrent with the first phase.

MR. BORGEL acknowledged that Public Works is trying to avoid sawtooth streets, but it is futile to pour sidewalks, curbs and gutters that will be torn up when the driveways are installed for the next phase. The applicant should be allowed to do full off-sites with each phase of the development and all necessary paving with the first phase. MR. ANDERSON responded that putting down the asphalt without some sort of edge protection invites damage to the edge. Public Works prefers to have the curbs and gutters in place. Public Works would also prefer that sidewalks and streetlights be installed during the first phase, unless otherwise recommended by the City Council. MR. BORGEL suggested edge protection using temporary asphalt for edge curbs and gutters. MR. ANDERSON replied that the City Engineer prefers curbs and gutters whenever possible. MR. BORGEL indicated that the developer's preference to do the paving on the two streets and put in asphalt curbing as protection until Phase Two.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 119 – GPA-0033-02

**MINUTES – Continued:**

COUNCILMAN BROWN asked ATTORNEY LAZOVICH what would be constructed during Phase One. ATTORNEY LAZOVICH replied that the construction of the mini storage on the western portion of the site would be Phase One, but it is possible that the entire site could be built at once. Since the application is being changed to O for office where the office would be and C-1 for the mini storage, they anticipate that staff may ask for a new parcel map. She reiterated that a 12-foot block wall would run along the office component, separating it from the mini storage. Landscaping would not be necessary in this area since the parking stalls would be separated from a mini storage driveway used for circulation.

COUNCILMAN BROWN indicated that he does not oppose the landscaping variance inside the mini storage, but questioned staff dialogue with the applicant on the office component for the 12-foot wall. He was concerned with the lack of landscaping along that block wall. ROBERT GENZER, Director, Planning and Development Department, responded that he did not recall a 12-foot wall, but recommended a condition be added on Item 120 [Z-0079-02] requiring a parcel map to separate the two individual sites be approved and filed prior to issuance of building permits. Once that is done and this parcel is created, they would not be in compliance with City landscaping standards. An eight-foot wide planter would be required along that wall since the area would be visible and open to the public. ATTORNEY LAZOVICH confirmed that the front decorative block wall for the mini storage will be 12 feet, set behind 20 feet of landscaping. The 10-foot single-story component of the facility would not be visibility.

COUNCILMAN BROWN noted that MR. WOODRIDGE raised some good points regarding the zoning. The City will work with KB Home and other builders on these infill pieces. Two builders were sent to evaluate this property for single-family detached residential. Both came back and said it was not feasible because of the location on a major section corridor. If residential cannot be built on this piece, the office and mini storage component is the best next thing. They seem to be the least obtrusive and most compatible to the overall neighborhood. He emphasized that two years ago a proposal for a tavern and gas station was denied as inappropriate for this site. He does not want any apartments or any higher density projects, but wanted assurances that this project will be built as drawn.

MR. WOODRIDGE restated his concerns about the height of the building, invasion of privacy and the lighting. COUNCILMAN BROWN also expressed concern about the sight lines. Fortunately, Sun City residents are going to be set back far enough with the flood basin and the 100-foot Cheyenne Avenue right-of-way. He verified with ATTORNEY LAZOVICH that the



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 119 – GPA-0033-02

**MINUTES – Continued:**

mini storage would not exceed 22 feet 4 inches. The gated component on both products will limit access, but not limit the hours of operation. Additionally, there is the ability to hide the RVs behind the 22-foot mini storage and the back wall. Since Cheyenne Avenue is becoming a much-traveled road, he would not support any waivers of the off-sites and requested that all street improvements, sidewalks, gutters and streetlights be done during the first phase. He thanked the applicant and the client for working with the neighborhood.

MR. GENZER informed COUNCILMAN BROWN that the application should be amended to O (Office) and SC (Service Commercial).

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item 120 [Z-0079-02], Item 123 [VAR-1106] and Item 124 [SUP-1107] for related discussion.

(3:04 – 3:40)

**4-1089**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

REZONING RELATED TO GPA-0033-02 - PUBLIC HEARING - **Z-0079-02 - APACHE CHEYENNE, LIMITED LIABILITY COMPANY** - Request for a Rezoning FROM: R-CL (Single Family Compact-Lot) TO: C-1 (Limited Commercial) on 5.0 acres adjacent to the northwest corner of Cheyenne Avenue and Grand Canyon Drive (APN: 138-07-401-008), Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**93**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from 12/05/2002 Planning Commission meeting Item 5

**MOTION:**

**BROWN – APPROVED** subject to conditions and the following added condition

- *A parcel map must be approved and filed for recordation prior to issuance of building permits.*

**– UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY JENNIFER LAZOVICH, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, and GREG BORGEL, 300 South Fourth Street, appeared on behalf of the applicant.

COUNCILMAN BROWN confirmed with ROBERT GENZER, Director, Planning and Development Department, that a condition regarding the parcel map requirement should be added, to which ATTORNEY LAZOVICH agreed.

There was no further discussion.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 120 – Z-0079-02

**MINUTES – Continued:**

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item 119 [GPA-0033-02], Item 123 [VAR-1106] and Item 124 [SUP-1107] for related discussion.

(3:40 – 3:41)

**4-2453**

**CONDITIONS:**

Planning and Development

1. A General Plan Amendment (GPA-0033-02) to the SC (Service Commercial) and O (Office) land use designations approved by the City Council.
2. The Rezoning shall be to C-1 (Limited Commercial) on the western portion of the site to be designated as SC (Service Commercial) and intended for Mini-Storage, Boat/RV Storage uses and to O (Office) on the eastern portion of the site to be designated as O (Office) and intended for office uses.
3. The applicant agrees to the placement of a deed restriction on the C-1 portion of the site, limiting uses to Mini-Storage and Boat/RV Storage uses, pending a city initiated text amendment to allow these uses in the N-S (Neighborhood Service) District. At that time, the applicant will rezone the C-1 District portion of the site to the N-S District.
4. A Resolution of Intent with a two-year time limit.
5. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for the site.

Public Works

6. Dedicate 50 feet of right-of-way adjacent to this site for Cheyenne Avenue, 40 feet for Grand Canyon Drive, and dedicate a 54 foot radius on the northwest corner of Cheyenne Avenue and Grand Canyon Drive prior to the issuance of any permits.
7. Construct half-street improvements including appropriate overpaving on Cheyenne Avenue and Grand Canyon Drive adjacent to the entire legal parcel of which this site is a part concurrent with the first phase of development anywhere on this parcel. Install all

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 120 – Z-0079-02

**CONDITIONS – Continued:**

appurtenant underground facilities, if any, adjacent to this parcel needed for the future traffic signal system concurrent with development of this site. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.

8. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the submittal of any construction drawings. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

9. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 120 – Z-0079-02

**CONDITIONS – Continued:**

approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

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**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-0033-02 AND Z-0079-02 - PUBLIC HEARING - **SDR-1020 - APACHE CHEYENNE, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review and for a Reduction in the Amount of Perimeter Landscaping FOR A PROPOSED 15,000 SQUARE FOOT OFFICE BUILDING AND A 67,210 SQUARE FOOT MINI STORAGE DEVELOPMENT on 5.0 acres adjacent to the northwest corner of Cheyenne Avenue and Grand Canyon Drive (APN: 138-07-401-008), R-CL (Single Family Compact-Lot) [PROPOSED: C-1 (Limited Commercial)], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**92**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Back up brought forward from 12/05/2002 Planning Commission meeting Item 6

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY JENNIFER LAZOVICH, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, and GREG BORGEL, 300 South Fourth Street, appeared on behalf of the applicant.

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 121 – SDR-1020

**MINUTES – Continued:**

NOTE: See Item 119 [GPA-0033-02], Item 123 [VAR-1106] and Item 124 [SUP-1107] for related discussion.

(3:41)

**4-2477**

**CONDITIONS:**

Planning and Development

1. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
2. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
3. Prior to the submittal of a building permit, the applicant shall meet with Planning and Development Department staff to develop a comprehensive address plan for the subject site. A copy of the approved address plan shall be submitted with any future building permit applications related to the site.
4. The landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 20 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters.
5. The elevations shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, with additional architectural features to enhance façade articulation.
6. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner. [Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.]
7. A landscaping plan must be submitted prior to or at the same time application is made for a building permit.

8. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 121 – SDR-1020

**CONDITONS – Continued:**

9. Parking lot lighting standards shall be no more than 20 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed building. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
10. A Master Sign Plan shall be submitted for approval of the Planning Commission or City Council prior to the issuance of a Certificate of Occupancy for any building on the site.
11. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
12. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
13. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
14. All City Code requirements and design standards of all City departments must be satisfied.

**Public Works**

15. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 121 – SDR-1020

**CONDITIONS – Continued:**

16. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the submittal of any construction drawings. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

17. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222a.
18. Site development to comply with all applicable conditions of approval for Z-79-02, and all other subsequent site-related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

SPECIAL USE PERMIT RELATED TO GPA-0033-02, Z-0079-02 AND SDR-1020 - PUBLIC HEARING - **SUP-1105 - APACHE CHEYENNE, LIMITED LIABILITY COMPANY** - Request for a Special Use Permit FOR A MINI-WAREHOUSE FACILITY adjacent to the north side of Cheyenne Avenue, approximately 250 feet west of Grand Canyon Drive (APN: 138-07-401-008), R-CL (Single Family Compact-Lot) [PROPOSED: C-1 (Limited Commercial)], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**91**

**City Council Meeting**

**1**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda - protest from Betty Hust Trust
5. Back up brought forward from 12/05/2002 Planning Commission meeting Item 7

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY JENNIFER LAZOVICH, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, and GREG BORGEL, 300 South Fourth Street, appeared on behalf of the applicant.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 122 – SUP-1105

**MINUTES – Continued:**

NOTE: See Item 119 [GPA-0033-02], Item 123 [VAR-1106] and Item 124 [SUP-1107] for related discussion.

(3:41 – 3:42)

**4-2502**

**CONDITIONS:**

Planning and Development

1. No more than one manager's security residence shall be permitted.
2. All storage shall be within an enclosed building except for the storage of recreational vehicles which shall be completely screened from view from surrounding properties and abutting streets.
3. No business shall be conducted from or within a mini-storage facility.
4. Retail sale of stored items on the premises is prohibited.
5. The commercial repair of motor vehicles, boats, trailers and other like vehicles shall be prohibited.
6. The operation of spray-painting equipment, power tools, welding equipment or other similar equipment shall be prohibited.
7. The production, fabrication or assembly of products shall be prohibited.
8. Truck and trailer storage shall be screened from the street and adjacent property.
9. When adjacent to a residential use, the exterior wall of the mini-warehouse shall be constructed of decorative block.
10. Approval of and conformance to the Conditions of Approval for Rezoning (Z-0079-02) and Site Development Plan Review (SDR-1020).
11. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
12. All City Code requirements and design standards of all City departments must be satisfied.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

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**CONSENT**

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**DISCUSSION**

**SUBJECT:**

VARIANCE RELATED TO GPA-0033-02, Z-0079-02, SDR-1020 AND SUP-1105 - PUBLIC HEARING - **VAR-1106 - APACHE CHEYENNE, LIMITED LIABILITY COMPANY** - Request for a Variance TO ALLOW A ZERO FOOT REAR SETBACK WHERE 20 FEET IS THE MINIMUM ALLOWED AND A ZERO FOOT SIDE SETBACK WHERE 10 FEET IS THE MINIMUM SETBACK ALLOWED IN CONJUNCTION WITH A PROPOSED MINI-WAREHOUSE FACILITY adjacent to the north side of Cheyenne Avenue, approximately 250 feet west of Grand Canyon Drive (APN: 138-07-401-008), R-CL (Single Family Compact-Lot) [PROPOSED: C-1 (Limited Commercial)], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**91**

**City Council Meeting**

**1**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda - protest from Betty Hust Trust
5. Back up brought forward from 12/05/2002 Planning Commission meeting Item 8

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY JENNIFER LAZOVICH, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, and GREG BORGEL, 300 South Fourth Street, appeared on behalf of the applicant.

COUNCILMAN BROWN emphasized that when the office component comes back, that the western property line be looked at regarding landscaping enhancements.



CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 123 – VAR-1106

**MINUTES – Continued:**

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item 119 [GPA-0033-02] and Item 124 [SUP-1107] for related discussion.

(3:42 – 3:43)

**4-2510**

**CONDITIONS:**

Planning and Development

1. The applicant shall obtain approval from the Department of Building and Safety for the structure.
2. This Variance shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
3. All City Code requirements and design standards of all City departments must be satisfied.



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SPECIAL USE PERMIT RELATED TO GPA-0033-02, Z-0079-02, SDR-1020, SUP-1105 AND VAR-1106 - PUBLIC HEARING - **SUP-1107 - APACHE CHEYENNE, LIMITED LIABILITY COMPANY** - Request for a Special Use Permit FOR A RECREATIONAL VEHICLE AND BOAT STORAGE IN CONJUNCTION WITH A PROPOSED MINI-WAREHOUSE DEVELOPMENT adjacent to the north side of Cheyenne Avenue, approximately 250 feet west of Grand Canyon Drive (APN: 138-07-401-008), R-CL (Single Family Compact-Lot) [PROPOSED: C-1 (Limited Commercial)], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**3**

**City Council Meeting**

**1**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda - protest from Betty Hust Trust
5. Back up brought forward from 12/5/2002 Planning Commission meeting Item 9

**MOTION:**

**BROWN – APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY JENNIFER LAZOVICH, Kummer Kaempfer Bonner and Renshaw, 3800 Howard Hughes Parkway, and GREG BORGEL, 300 South Fourth Street, appeared on behalf of the applicant.

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
Item 124 – SUP-1107

**MINUTES – Continued:**

COUNCILMAN BROWN commented that the office complex drawings depict a structure with beautiful aesthetics and the right setbacks, that will be an enhancement to the area. He asked the applicant to contact the City so that the neighborhood can also be informed if there should be any changes from that displayed. ATTORNEY LAZOVICH replied that it would be done.

MR. WOODRIDGE inquired whether the deed restriction was included. COUNCILMAN BROWN confirmed with ATTORNEY LAZOVICH that the Planning Commission imposed the deed restriction under Condition #3 on Item 120 [Z-0079-02].

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item 119 [GPA-0033-02] and Item 123 [VAR-1106] for related discussion.

(3:43 – 3:44)

**4-2528**

**CONDITIONS:**

Planning and Development

1. Storage of recreational vehicles and boats is not permitted within required setbacks or buffer areas.
2. Storage areas that are not screened by an intervening building shall be screened completely from view from any public street by a screening device at least eight feet in height. In addition, storage areas shall be screened completely from view from any adjoining property by a screening device at least eight feet in height, except along the property line of any adjoining property that is zoned C-M or M.
3. The commercial repair of recreational vehicles, boats, trailer and other like vehicles is prohibited.
4. Approval of and conformance to the Conditions of Approval for Rezoning (Z-0079-02) and Site Development Plan Review (SDR-1020).

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Planning and Development Department  
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**CONDITIONS – Continued:**

5. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
6. All City Code requirements and design standards of all City departments must be satisfied.

**AGENDA SUMMARY PAGE**

**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS**

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**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

SET DATE ON ANY APPEALS FILED OR REQUIRED PUBLIC HEARINGS FROM THE CITY PLANNING COMMISSION MEETINGS, CENTENNIAL HILLS ARCHITECTURAL REVIEW COMMITTEE AND DANGEROUS BUILDING OR NUISANCE/LITTER ABATEMENTS

**RQR-1102, RQR-1222, RQR-1229, SUP-1207, SUP-1237, SUP-1274, SNC-1228, VAC-1197, VAC-1231, VAC-1235, VAC-1243, VAC-1249, VAC-1264, VAR-1206, VAR-1219, VAR-1223, VAR-1303, VAR-1309, V-0054-02 – 1/22/2003 AGENDA**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**ADDENDUM:**

NONE

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: JANUARY 8, 2003**

**CITIZENS PARTICIPATION:**

Items raised under this portion of the City Council Agenda cannot be deliberated or acted upon until the notice provisions of the Open Meeting Law have been met. If you wish to speak on a matter not listed on the agenda, please step up to the podium and clearly state your name and address. In consideration of others, avoid repetition, and limit your comments to no more than three (3) minutes. To ensure all persons equal opportunity to speak, each subject matter will be limited to ten (10) minutes.

**MINUTES:**

CHRIS CHRISTOFF, 335 Cincinnati, submitted and read into the record a statement commending the City for its efforts in Meadows Village. He urged that the Council work with Metro to convert an old fire station into a police substation to further deter crime in this area. He submitted a map for the record with arrows pointing to the businesses that have opened in the Meadows Village area.

(3:45 – 3:49)

**4-2673**

GENE COLLINS, 1101 Elena, wished the Mayor and Council a Happy New Year. He thanked the Rio Casino, East Core Electric, and especially COUNCILMAN McDONALD, who participated with donations of turkeys during the Thanksgiving and Christmas holiday. The food was distributed to needy families and coats were given to the Veterans.

(3:49 – 3:51)

**4- 2994**

DOROTHY BARNES stated that she was evicted in June and when she applied for housing she was put on a six-month waiting list. She was referred to Baltimore Gardens, but because the place is drug infested she went to Shade Tree. When she left Shade Tree, she went to the Rescue Mission, but one night she returned late and was locked out and told that she could not go back until next June. Her life and safety is being jeopardized. She feels that the homeless are being neglected because people feel that they are lazy or they do not fit in with society. She hopes that the New Year will bring prosperity to everyone, including herself.

(3:51 – 3:56)

**4-3073**

TODD FARLOW, 240 North 19<sup>th</sup> Street, addressed the Conservation Element of the 2020 Master Plan. He feels that the City Council has not read the background that went into this plan. He indicated that new developments should meet and adhere to the new standards. He referred to an item presented by ATTORNEY GRONAUER and expressed concern about the proposed loft that might not meet the conservation element standards.

(3:56 – 4:00)

**4-3406/4-1**

CITY COUNCIL MEETING OF JANUARY 8, 2003  
Citizen Participation

**MINUTES – Continued:**

TOM McGOWAN, Las Vegas resident, mentioned that the City Council meeting was very informative. He announced that he would be filing a Declaration of Candidacy for Mayor.

(4:00 – 4:01)

**4-3581**

**MEETING ADJOURNED AT 4:01 P.M.**